

**Broad Development Parameters of the Applied Use/Development
in respect of Application No. A/I-SHW/1**
關於申請編號 A/I-SHW/1 的擬議用途/發展的概括發展規範

Application No. 申請編號	A/I-SHW/1		
Location/address 位置／地址	Siu Ho Wan Depot, Lot 143 in D.D.346L 大嶼山丈量約份第 346 約地段第 143 號小蠔灣車廠		
Site area 地盤面積	About 約 300,658 sq. m 平方米		
Plan 圖則	Approved Siu Ho Wan Outline Zoning Plan No. S/I-SHW/2 小蠔灣分區計劃大綱核准圖編號 S/I-SHW/2		
Zoning 地帶	"Other Specified Uses" annotated "Railway Depot and Public Transport Interchange with Commercial/Residential Development" 「其他指定用途」註明「鐵路車廠及公共交通交匯處暨商業/住宅發展」		
Applied use/ development 申請用途/發展	Proposed Residential, Commercial, Railway Station Concourse & Depot, Public Transport Interchange, Government, Institution or Community Facilities and Schools with Relaxation of Non-domestic Gross Floor Area for Commercial Use 擬議住宅、商業、鐵路車站大堂和車廠、公共交通交匯處、政府、機構或社區設 施和學校並放寬非住用總樓面面積作商業用途		
Gross floor area and/or plot ratio 總樓面面積及／ 或地積比率		sq. m 平方米	Plot ratio 地積比率
	Domestic 住用	Not more than 不多於 1,040,000	-
	Non-domestic 非住用	Not more than 不多於 34,500	-
No. of block 幢數	Domestic 住用	56	
	Non-domestic 非住用	-	
	Composite 綜合用途	-	
Building height/No. of storeys 建築物高度／ 層數	Domestic 住用	-	m 米
		About 約 112 - 168	mPD 米(主水平基準上)
		21 - 45	Storey(s) 層
		1 1	Exclude 不包括 Refuge Floor 防火層 Lobby 大堂
	Non-domestic 非住用	-	m 米
		-	mPD 米(主水平基準上)
		4	Storey(s) 層

Building height/No. of storeys 建築物高度／層數	Composite 綜合用途	-	m 米
		-	mPD 米(主水平基準上)
		-	Storey(s) 層
Site coverage 上蓋面積	-		
No. of units 單位數目	15,000 Flats 住宅單位 (Includes 包括 10,720 Private Flats 私營住宅單位 and 及 4,280 Public Flats 公營住宅單位)		
Open space 休憩用地	Private 私人	Not less than 不少於 81,000	sq. m 平方米
	Public 公眾	-	sq. m 平方米
Government, institution or community facilities/other(s) 政府、機構或社區設施／其他	Social Welfare Facilities 社會福利設施		14
	Schools 學校		3
	Public Transport Interchange 公共交通交匯處		1
	Railway Station Concourse 鐵路車站大堂		1
	Railway Depot 鐵路車廠		1
No. of parking spaces and loading/unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle spaces 停車位總數		5884
	Private Car Parking Spaces 私家車車位		5191
	Motorcycle Parking Spaces 電單車車位		168
	Light Goods Vehicle Parking Spaces 輕型貨車泊車位		19
	Communal Bicycle Parking Spaces 共用單車泊位		500
	Private Light Bus/24-Seater Van with Tail Lift Parking Spaces 附設車尾升降台的私家小巴/ 24 座客貨車車位		6
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數		169
	Taxi Spaces 的士車位		48
	Coach Spaces 旅遊巴車位		17
	Light Goods Vehicle Spaces 輕型貨車車位		25
	Heavy Goods Vehicle Spaces 重型貨車車位		77
	Private Light Bus & Ambulance Spaces (shared use) 私家小巴和救護車車位(共用)		2

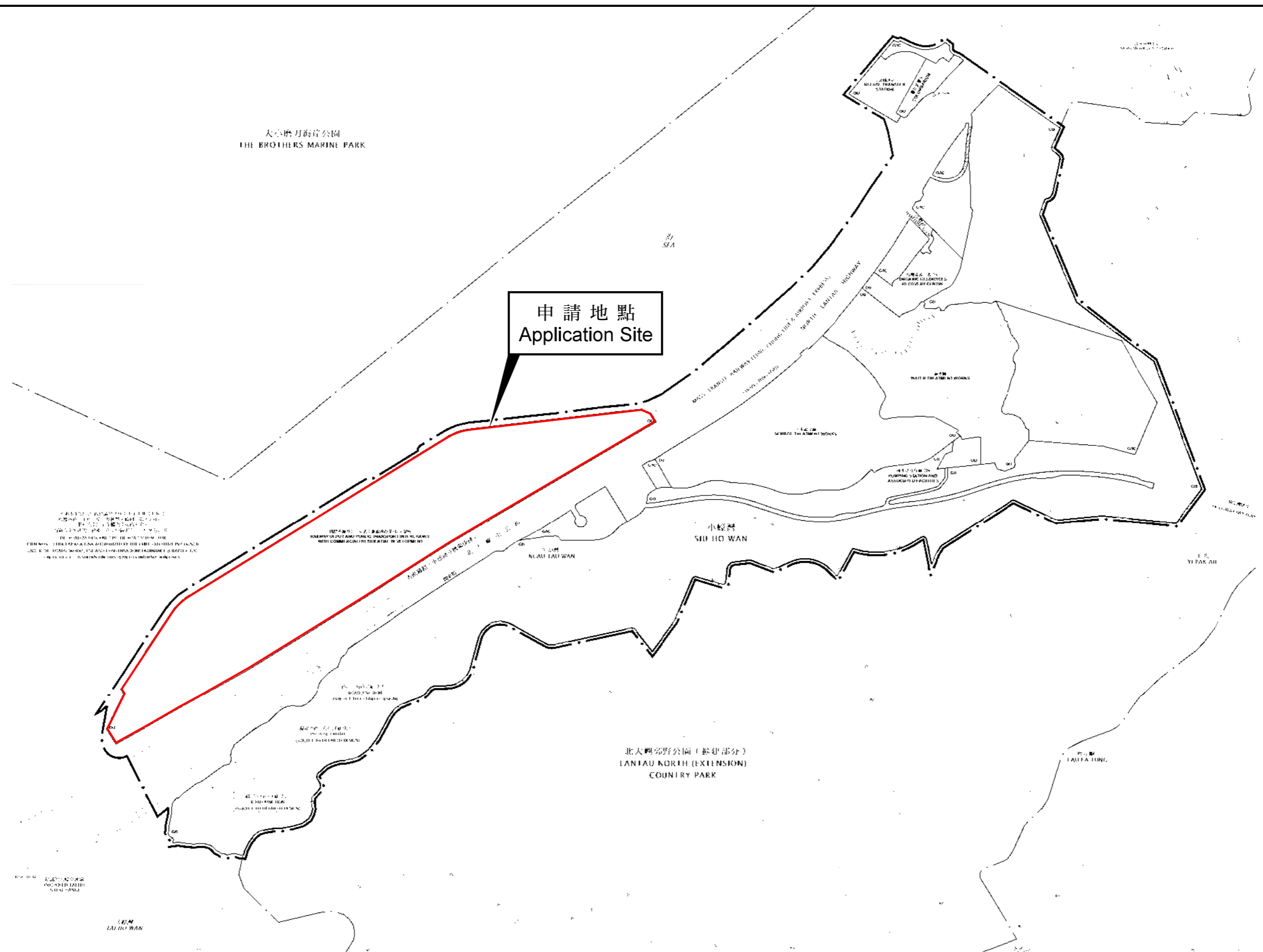
* 有關資料是為方便市民大眾參考而提供。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。

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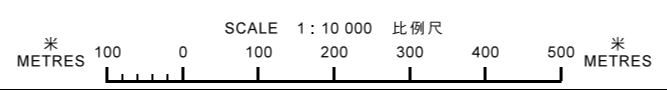
Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件		
	Chinese 中文	English 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Block plan(s) 樓宇位置圖	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 樓宇平面圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Sectional plan(s) 截視圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Elevation(s) 立視圖	<input type="checkbox"/>	<input type="checkbox"/>
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Others (please specify) 其他（請註明）	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<u>Location Plan 位置圖, Existing Surrounding Plan 現有周邊環境圖, Development Constraint Plan 發展限制圖</u>		
<u>Reports 報告書</u>		
Executive Summary 行政摘要	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Planning Statement / Justifications 規劃綱領 / 理據	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Environmental assessment (noise, air and/or water pollutions) 環境評估（噪音、空氣及／或水的污染）	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Visual impact assessment 視覺影響評估	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Landscape impact assessment 景觀影響評估	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Tree Survey 樹木調查	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Geotechnical impact assessment 土力影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Drainage impact assessment 排水影響評估	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Sewerage impact assessment 排污影響評估	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Risk Assessment 風險評估	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他（請註明）	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<u>Urban Design and Connectivity Proposal 城市設計和連接方案, Air Ventilation Assessment 空氣流通評估, Water Supply and Utilities Appraisal 供水及公用設施評估</u>		
Note: May insert more than one 「✓」. 註：可在多於一個方格內加上「✓」號		

Note: The information in the Gist of Application above is provided by the applicant for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission of the applicant.

註：上述申請摘要的資料是由申請人提供以方便市民大眾參考。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。



位置圖 LOCATION PLAN



本摘要圖於2021年10月27日擬備，
所根據的資料為於2019年2月12日
核准的分區計劃大綱圖編號 S/I-SHW/2
EXTRACT PLAN PREPARED ON 27.10.2021
BASED ON OUTLINE ZONING PLAN No. S/I-SHW/2
APPROVED ON 12.2.2019

申請地點界線只作識別用
APPLICATION SITE BOUNDARY
FOR IDENTIFICATION PURPOSE ONLY

參考編號
REFERENCE No.
A/I-SHW/1

EXECUTIVE SUMMARY

Background

The 30-hectare Siu Ho Wan Depot (SHD) development shall be developed in 4 phases. The development will provide a total of about 20,000 residential units in the medium to long term, of which around 50% will be public housing flats, mainly subsidised sale flats.

SHD is zoned “Other Specified Uses” (“OU”) annotated “Railway Depot and Public Transport Interchange with Commercial / Residential Development” under the Approved Siu Ho Wan Outline Zoning Plan (OZP) No. S/I-SHW/2. This Planning Statement with Layout Plan and the associated technical assessments is prepared in accordance with the OZP requirements for the approval of the Town Planning Board (TPB) under Section 16 of the Town Planning Ordinance.

The proposed Residential and Commercial Development atop SHD (the Proposed Development) will be implemented with the depot migration and construction of the podium deck by phases. Existing depot facilities will be replanned into an around 25-hectare site under a 3-phase migration plan (the Replanned Depot). The remaining site portion (Phase 4) will be reserved for future expansion to provide about 6,200 public housing flats, mainly subsidised sale flats. A new station at Siu Ho Wan (SHO Station) of Tung Chung Line has been proposed to serve the Proposed Development and the adjoining potential development.

The Proposed Development

Phases 1-3 comprises 56 private residential and subsidised housing towers to provide a total of 15,000 units with a total domestic GFA of 1,040,000m² atop the Replanned Depot. Building height will be within the Airport Height Restriction of +180mPD to +191mPD under the future 3-Runway System as formulated by Civil Aviation Department.

A terraced podium will be provided to accommodate a range of public transport, Government, Institution or Community (GIC) and supporting facilities. These include SHO Station concourse, a public transport interchange, ancillary parking and recreational facilities for residential development, a shopping mall, 2 primary schools and 1 secondary school, 4 kindergartens and social welfare facilities.

Total non-domestic GFA of the Proposed Development is about 34,500m², comprising 30,000m² GFA for the shopping mall and 4,500m² GFA for the 4 kindergartens in commercial operation. As the allowed non-domestic GFA is required for the shopping mall to provide essential retail, dining and entertainment services for the community, a relaxation of 4,500m² GFA is applied for TPB’s consideration to allow commercial operation of the 4 kindergartens.

Planning and Design Merits

Major planning and design merits of the Proposed Development are summarised as follows:

1. **“Single Site, Multiple Uses” for Sustainable Housing Supply:** The Proposed Development supports Government’s vision to unleash and optimise the development potential of this 30-hectare site to provide a sustainable community of private and subsidised housing over medium to long term.
2. **Unlocking Waterfront for the Community:** A landscaped waterfront walkway will be provided along the northern podium edge, alongside a Central Park within the Proposed Development, with convenient access to the shopping mall and public transport facilities. Cycle track will be provided with a proposed overhead bridge connecting to the waterfront promenade at the Tung Chung East Development.
3. **Responsive Design and a Well-Connected Community:** The Proposed Development has adopted a dynamic building height profile echoing the mountain backdrop with height descending towards the waterfront and the Tai Ho Estuary. Breezeways and visual corridors that align with the prevailing wind directions will be provided across the Proposed Development, coupled with curvilinear building disposition arrangement, in order to maximise the permeability and wind / visual performance. Ample greenery will be provided at the terraced podium in accordance with the Sustainable Building Design Guidelines.

A comprehensive Connectivity Proposal has been formulated to provide convenient access for vehicles, pedestrians and cyclists to major activity nodes and public transport facilities within the Proposed Development, as well as connections with the external road network and the Tung Chung East Development.

4. **A Well-Supported and Caring Community:** Schools and various social welfare facilities will be provided as required by the Government to create a well-supported and caring community for children, youth, elderly, families and the people in need.

In conclusion, the Proposed Development is a positive response to the Government’s policy to provide housing supply, conforming with the strategic planning objective of building a sustainable community served by environmentally-friendly rail transport. We respectfully invite the TPB to give due consideration to this application.

行政摘要

背景

佔地 30 公頃的小蠔灣車廠用地將會分四期發展。有關發展將於中長期提供約 20,000 個住宅單位，當中約一半會是以資助出售房屋單位為主的公營房屋。

小蠔灣車廠用地位於《小蠔灣分區計劃大綱核准圖編號 S/I-SHW/2》(下稱《分區計劃大綱圖》) 中「其他指定用途」註明「鐵路車廠及公共交通交匯處暨商業／住宅發展」地帶範圍內。申請人根據《分區計劃大綱圖》的要求，擬備本規劃申請綱領包括擬議發展藍圖及相關技術評估報告，並按《城市規劃條例》第 16 條將之呈交城市規劃委員會(下稱「城規會」)批准。

擬議的小蠔灣車廠上蓋住宅及商業發展將按車廠搬遷安排及上蓋平台施工時序分階段發展。現有車廠設施將於約 25 公頃的用地作重新規劃，以三階段完成搬遷。剩餘用地則為第四期發展，預留作未來擴展，以提供約 6,200 個以資助出售房屋單位為主的公營房屋。在小蠔灣增設東涌綫的鐵路站將為擬議發展及毗鄰的潛在發展提供列車服務。

擬議發展

第一至三期發展包括於重新規劃後的小蠔灣車廠上蓋發展 56 幢私人住宅及資助房屋樓宇，提供約 15,000 個單位，住用總樓面面積合共約 1,040,000 平方米。整體建築物高度將符合民航處因應日後機場三跑道系統所訂定為主水平基準以上 180 米至 191 米的高度限制。

擬議發展的平台將採用台階式設計，提供公共交通設施，以及政府、機構或社區設施和其他配套設施，當中包括新設鐵路站的車站大堂、公共交通交匯處、住宅發展附屬的泊車和康樂設施、購物商場、兩間小學、一間中學、四間幼稚園及社會福利設施。

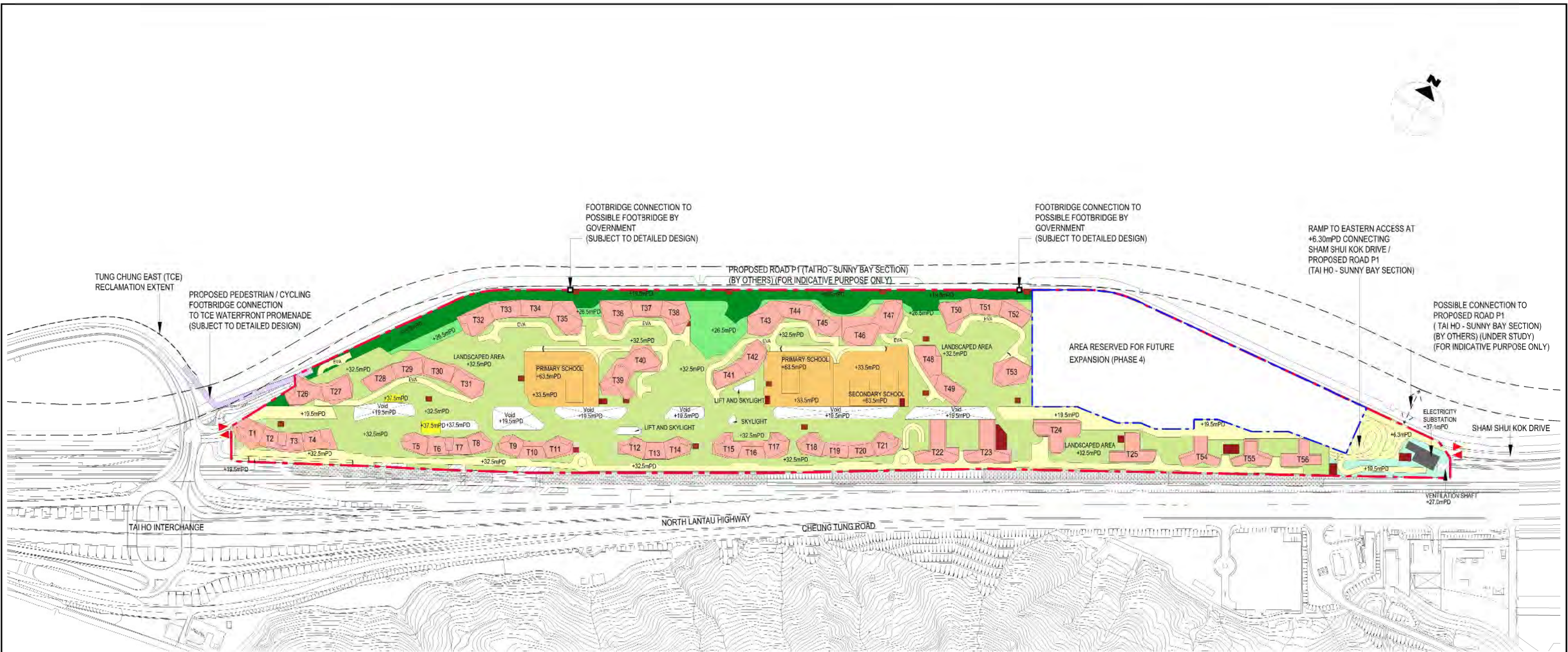
擬議發展的非住用總樓面面積合共約 34,500 平方米，當中包括總樓面面積約 30,000 平方米的購物商場，以及四間總樓面面積約 4,500 平方米擬作商業營運的幼稚園。由於購物商場需利用《分區計劃大綱圖》允許的非住用總樓面面積以提供社區所需的零售、餐飲和娛樂服務，本規劃申請亦包括向城規會申請放寬 4,500 平方米的非住用總樓面面積限制，以允許四間幼稚園日後作商業營運。

規劃及設計優點

擬議發展的主要規劃及設計優點，概述如下：

1. **「一地多用」提供可持續房屋供應：**擬議發展支持政府的願景，釋放並善用小蠔灣車廠 30 公頃用地的發展潛力，在中長期提供一個包括公私營房屋發展的可持續社區。
2. **打通海濱 連繫社區：**擬議發展將沿平台北面提供園景海濱步道，並設中央公園，便捷地連接購物商場和各項公共交通設施。擬議的單車徑及架空天橋亦將會連接日後東涌新市鎮擴展的東涌東之海濱長廊。
3. **因地制宜的設計和易達社區：**擬議發展採用高低有致的建築物高度輪廓，與山巒映襯，樓宇高度亦向海濱和大蠔河口遞降。擬議發展沿盛行風向提供通風及景觀廊，並採用弧形分佈的設計排列建築物，加強整體通風及視覺穿透度。擬議發展亦根據《可持續建築設計指引》於台階式平台提供充裕的綠化。全面的交通連接方案讓行人、駕駛者和單車使用者便捷地連接擬議發展的主要活動點和公共交通設施，以及連接外部道路網絡及東涌東發展。
4. **支援完備的關懷社區：**擬議發展應政府部門要求，提供學校和各種社會福利設施，為兒童、青年、長者、家庭及有需要人士建立一個支援完備的關懷社區。

總括而言，擬議發展積極回應政府的房屋供應政策，建設以環保鐵路交通主導的可持續社區，達到策略性規劃目標。尊請城規會支持是次規劃申請。



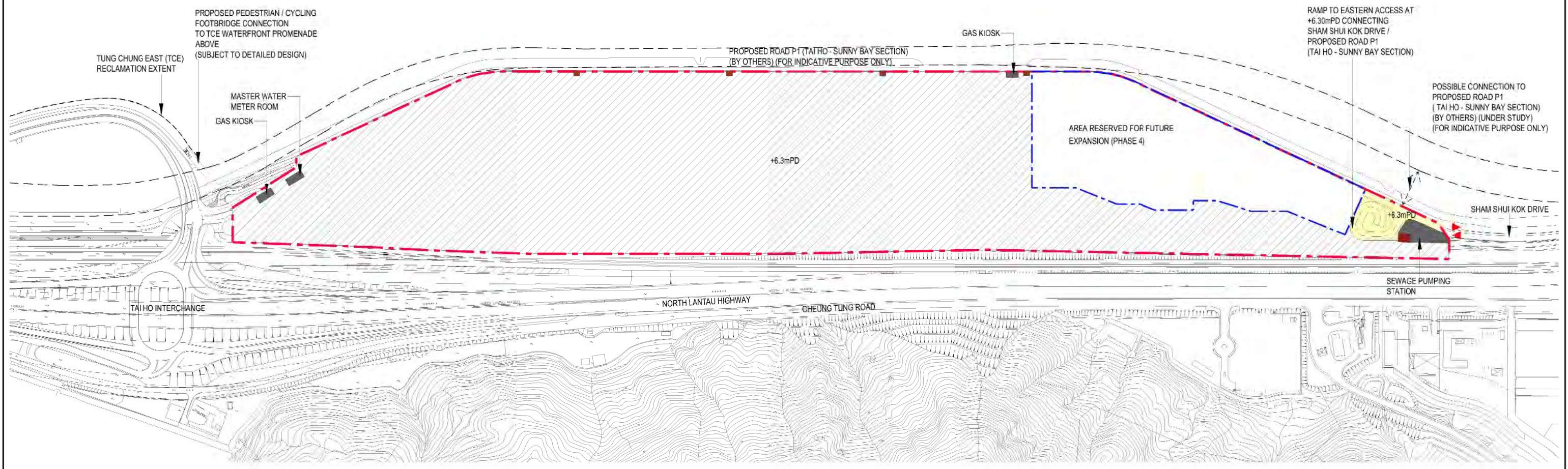
TOWER	MAIN ROOF LEVEL (MRL)	TOWER	MAIN ROOF LEVEL (MRL)	TOWER	MAIN ROOF LEVEL (MRL)	TOWER	MAIN ROOF LEVEL (MRL)
T1	+112mPD	T15		T29	+139mPD	T43	+155mPD
T2		T16		T30	+149mPD	T44	+152mPD
T3	+115mPD	T17	+147mPD	T31	+158mPD	T45	
T4	+122mPD	T18		T32	+155mPD	T46	+136mPD
T5	+131mPD	T19		T33	+149mPD	T47	
T6	+141mPD	T20	+166mPD	T34	+146mPD	T48	+155mPD
T7		T21		T35	+130mPD	T49	+152mPD
T8	+150mPD	T22	+168mPD	T36		T50	+149mPD
T9		T23	+154mPD	T37	+165mPD	T51	+158mPD
T10	+160mPD	T24		T38		T52	
T11		T25	+152mPD	T39		T53	+154mPD
T12	+156mPD	T26		T40		T54	
T13		T27		T41		T55	
T14		T28		T42		T56	

Legend :

- Application Site
- Staircase / Lift
- Residential / Clubhouse / Lobby / E&M
- Communal Bicycle Park
- Driveway / Emergency Vehicular Access (EVA) / Pick-up / Drop-off Area
- Area Reserved for Future Expansion (Phase 4)
- Amenity Area at Podium Level 1
- Landscaped Area at Podium Level 1
- Landscaped Area at Podium Level 2
- Landscaped Area at Podium Deck Level
- School
- Railway Depot / Station & Associated Facilities
- Proposed Pedestrian / Cycling Footbridge Connection
- E&M / Supporting Facilities for Topside Development
- Noise Canopy (Indicative only, subject to detailed design)
- ▲ ▼ Ingress / Egress

申請編號 Application No. : A / I-SHW / 1
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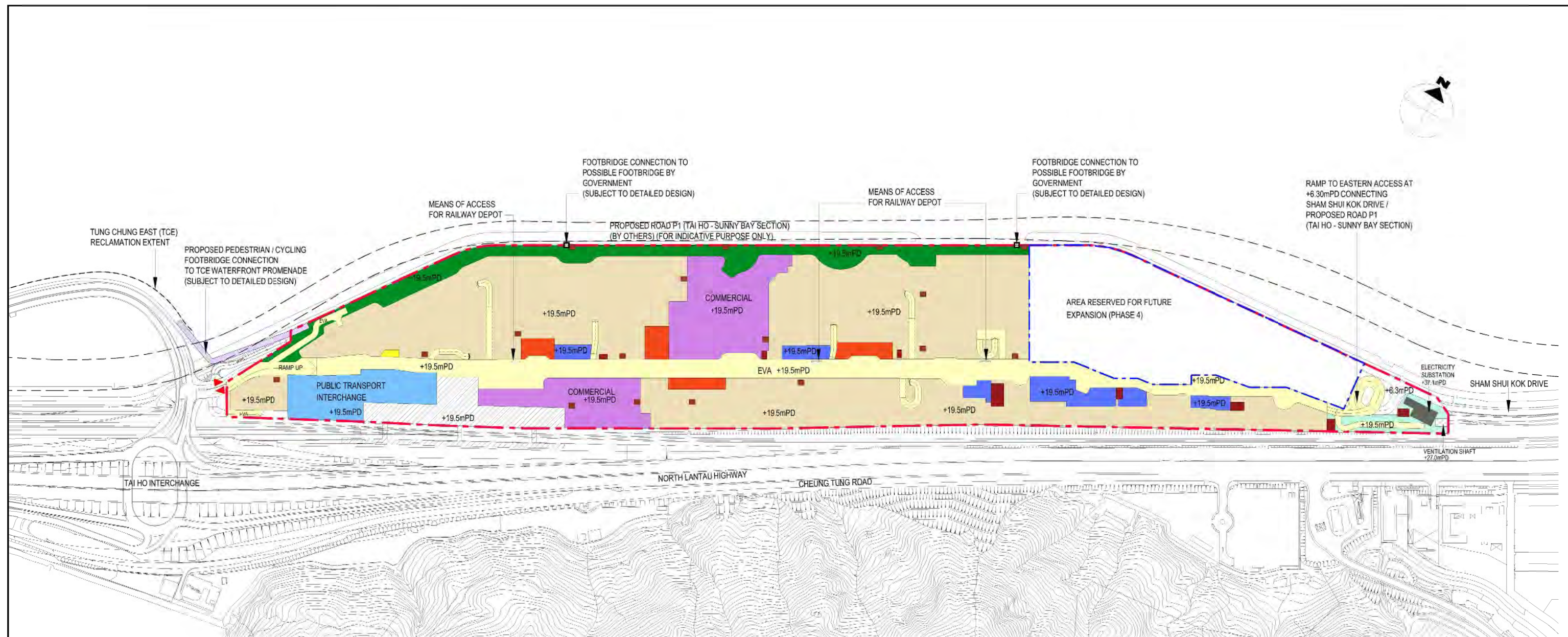
Note: All levels, location, layout and building blocks shown on the plans are indicative only and subject to detailed design.



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- Legend :
- Application Site
 - Staircase / Lift
 - Railway Depot / Station & Associated Facilities
 - E&M / Supporting Facilities for Topside Development
 - Driveway / Emergency Vehicular Access (EVA) / Pick-up / Drop-off Area
 - Area Reserved for Future Expansion (Phase 4)
 - Ingress / Egress



Legend :

- Application Site
- Staircase / Lift
- Communal Bicycle Park
- Residential Carpark / L&UL / E&M / Refuse Storage and Material Recovery Chamber
- Commercial / Commercial Carpark / L&UL / E&M
- Public Transport Interchange
- Area Reserved for Future Expansion (Phase 4)
- Amenity Area at Podium Level 1
- Landscaped Area at Podium Level 1
- Driveway / Emergency Vehicular Access (EVA) / Pick-up / Drop-off Area
- Social Welfare Facilities
- Kindergarten
- Railway Depot / Station & Associated Facilities
- Proposed Pedestrian / Cycling Footbridge Connection
- E&M / Supporting Facilities for Topside Development
- ▲ ▼ Ingress / Egress

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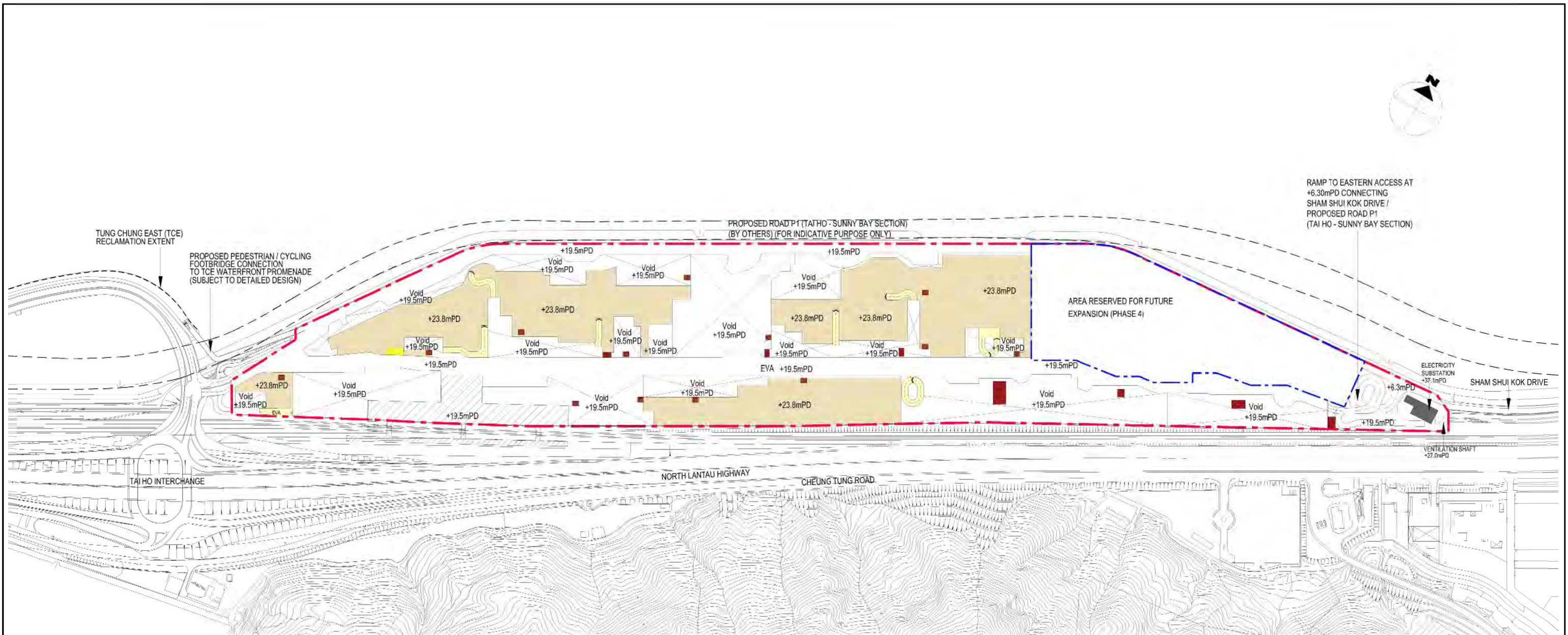
LWK
+PARTNERS

PODIUM LEVEL 1 FLOOR PLAN (+19.5mPD) PROPOSED RESIDENTIAL AND COMMERCIAL DEVELOPMENT ATOP SIU HO WAN DEPOT



0 50 100 150 200 250
 SCALE BAR 1:5000 (m)

Annex 2.3



- Legend :**
- Application Site
 - Staircase / Lift
 - Communal Bicycle Park
 - Residential Carpark / L&UL / E&M / Refuse Storage and Material Recovery Chamber
 - Area Reserved for Future Expansion (Phase 4)
 - Driveway / Emergency Vehicular Access (EVA) / Pick-up / Drop-off Area
 - Railway Depot / Station & Associated Facilities

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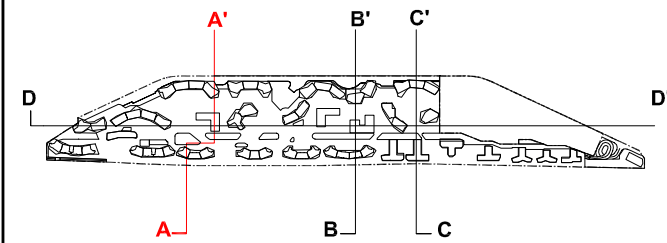
Note: All levels, location, layout and building blocks shown on the plans are indicative only and subject to detailed design.



- Legend :
- Application Site
 - Staircase / Lift
 - Communal Bicycle Park
 - Transfer Plate / Building Line Above
 - Residential / Clubhouse / Lobby / E&M
 - Driveway / Emergency Vehicular Access (EVA) / Pick-up / Drop-off Area
 - Area Reserved for Future Expansion (Phase 4)
 - Landscaped Area at Podium Deck Level
 - School
 - Railway Depot / Station & Associated Facilities
 - E&M / Supporting Facilities for Topside Development
 - Noise Canopy (Indicative only, subject to detailed design)

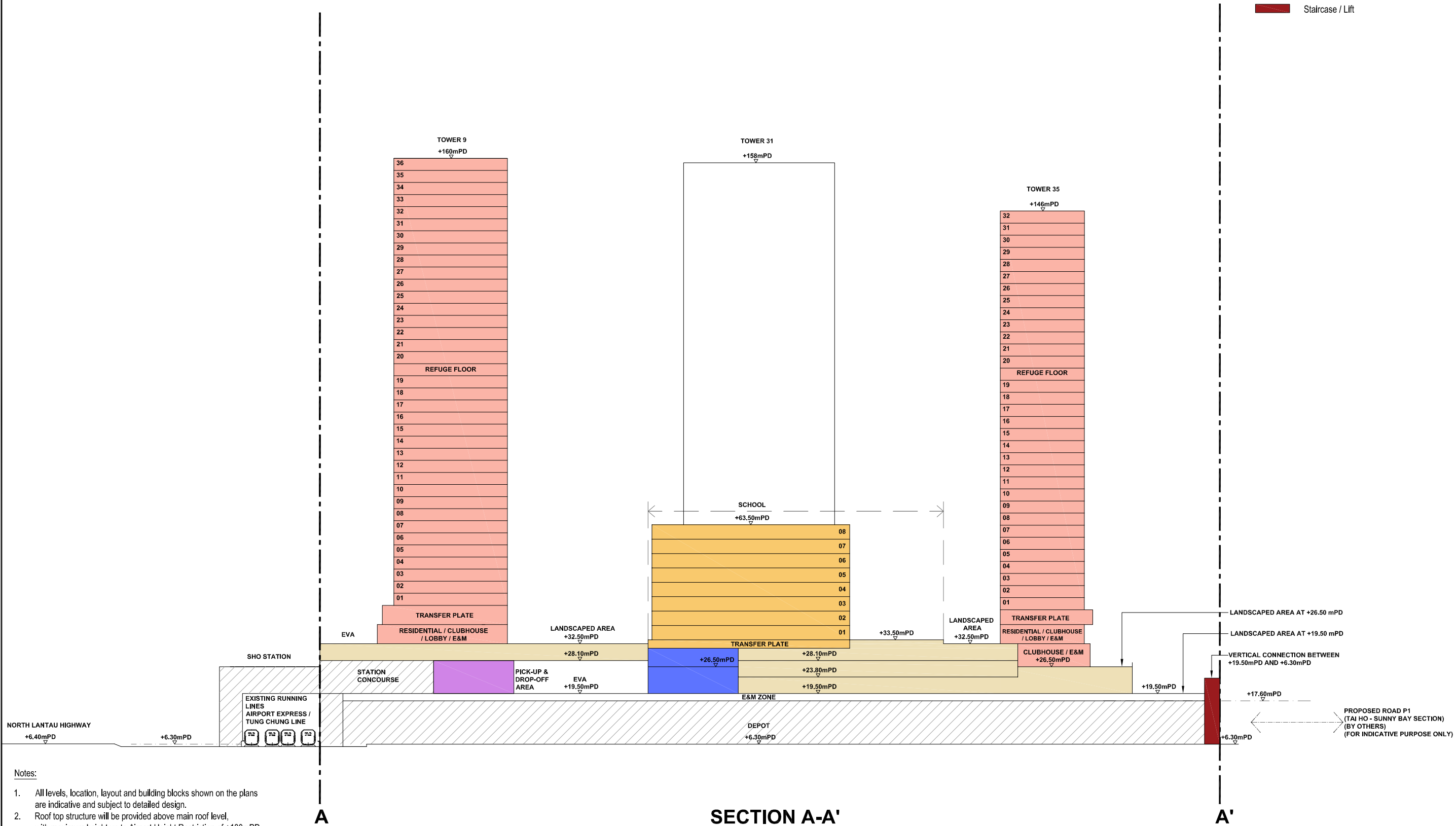
申請編號 Application No. : A / I-SHW / 1
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Note: All levels, location, layout and building blocks shown on the plans are indicative only and subject to detailed design.



申請編號 Application No. : A / I-SHW / 1
此頁摘自申請人提交的文件。
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- Legend :
- Application Site
 - Residential / Clubhouse / Lobby / E&M
 - Residential Carpark / E&M / L&UL
 - Refuse Storage and Material Recovery Chamber
 - School
 - Commercial / Commercial Carpark / L&UL / E&M
 - Social Welfare Facilities
 - Railway Depot / Station & Associated Facilities
 - Staircase / Lift



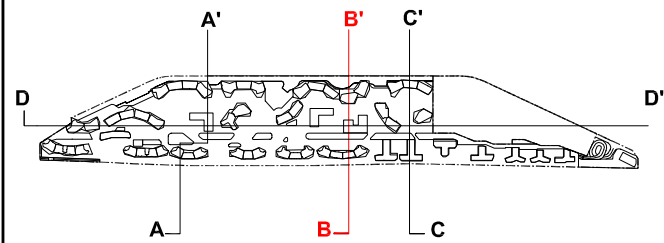
- Notes:
- All levels, location, layout and building blocks shown on the plans are indicative and subject to detailed design.
 - Roof top structure will be provided above main roof level, with maximum height up to Airport Height Restriction of +180mPD

LWK
+PARTNERS

INDICATIVE SECTION A-A'
PROPOSED RESIDENTIAL AND COMMERCIAL
DEVELOPMENT ATOP SIU HO WAN DEPOT

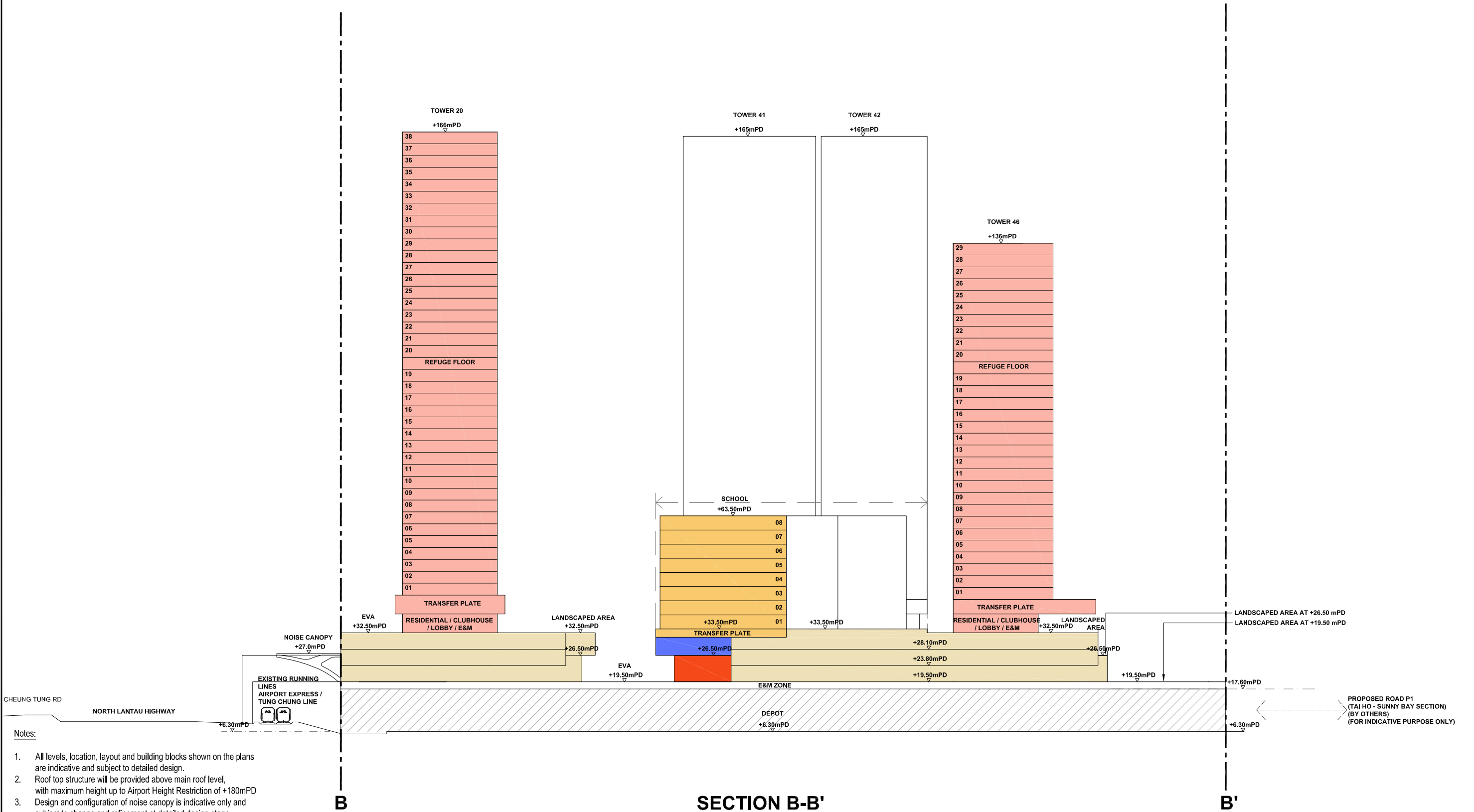


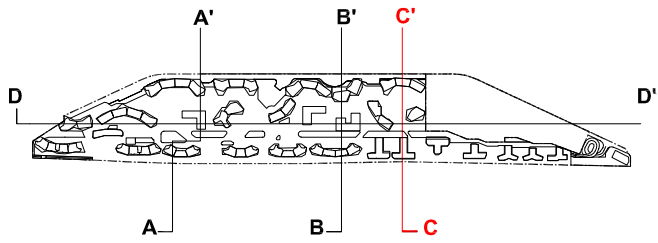
0 10 20 30 40 50
SCALE BAR 1:1000 (m)



申請編號 Application No. : A / I-SHW / 1
此頁摘自申請人提交的文件。
This page is extracted from applicant's submitted documents.

- Legend :
- Application Site
 - Residential / Clubhouse / Lobby / E&M
 - Residential Carpark / E&M / L&UL
 - Refuse Storage and Material Recovery Chamber
 - School
 - Kindergarten
 - Social Welfare Facilities
 - Railway Depot / Station & Associated Facilities

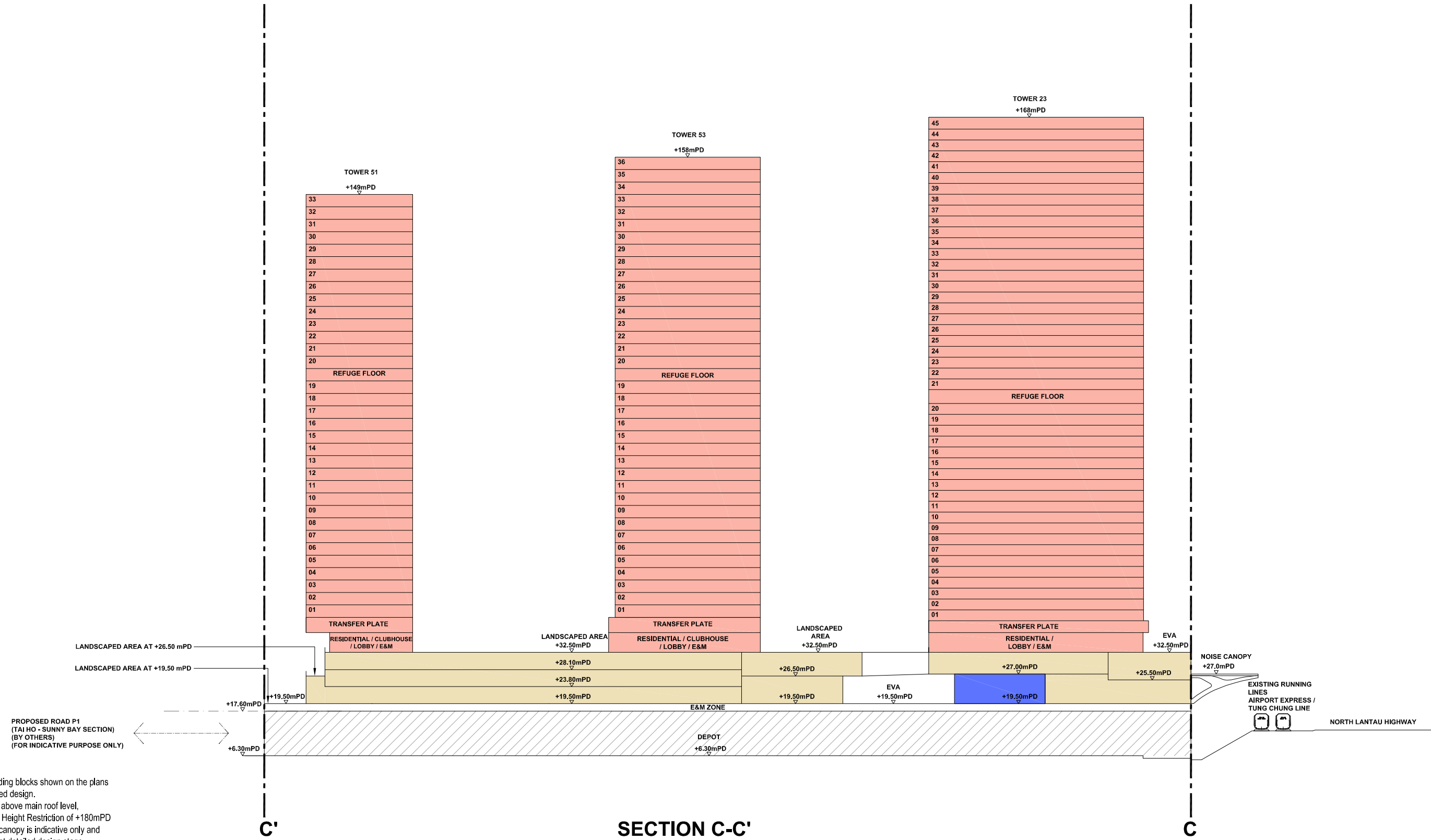




申請編號 Application No. : A / I-SHW / 1
此頁摘自申請人提交的文件。
This page is extracted from applicant's submitted documents.

Legend :

- Application Site
- Residential / Clubhouse / Lobby / E&M
- Residential Carpark / E&M / L&UL
- Refuse Storage and Material Recovery Chamber
- Railway Depot / Station & Associated Facilities



Notes:

- All levels, location, layout and building blocks shown on the plans are indicative and subject to detailed design.
- Roof top structure will be provided above main roof level, with maximum height up to Airport Height Restriction of +180mPD
- Design and configuration of noise canopy is indicative only and subject to change and refinement at detailed design stage.

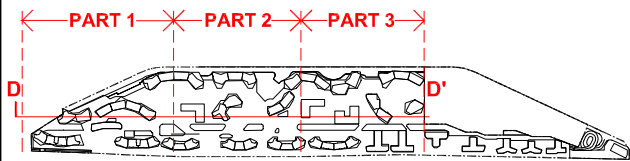
LWK
+PARTNERS

INDICATIVE SECTION C-C'
PROPOSED RESIDENTIAL AND COMMERCIAL
DEVELOPMENT ATOP SIU HO WAN DEPOT



0 10 20 30 40 50
SCALE BAR 1:1000 (m)

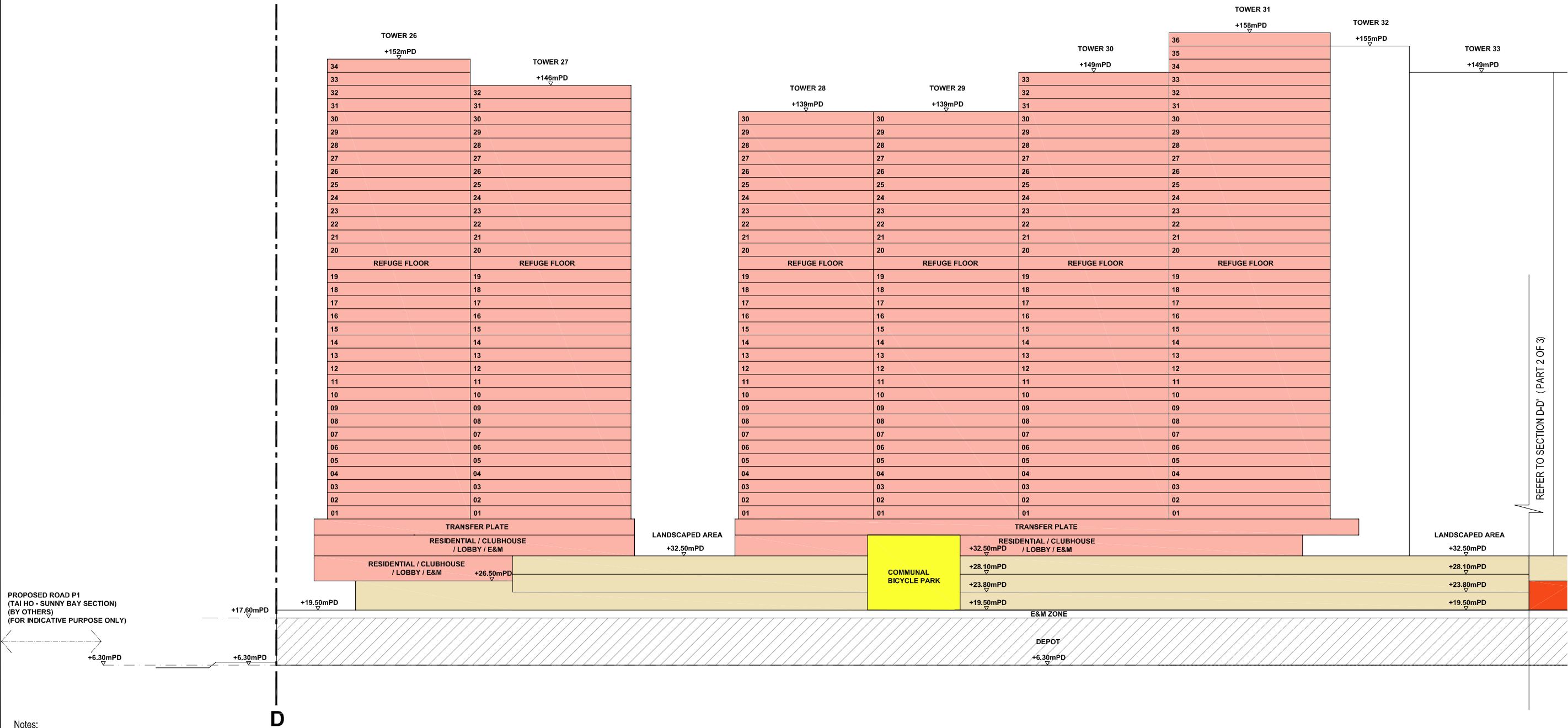
Annex 2.7.3



申請編號 Application No. : A / I-SHW / 1
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Legend :

- Application Site
- Residential / Clubhouse / Lobby / E&M
- Residential Carpark / E&M / L&UL
- Refuse Storage and Material Recovery Chamber
- Kindergarten
- Communal Bicycle Park
- Railway Depot / Station & Associated Facilities



SECTION D-D', PART 1 OF 3

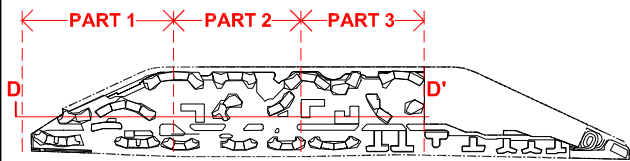
LWK
+PARTNERS

INDICATIVE SECTION D-D' (PART 1 OF 3)
PROPOSED RESIDENTIAL AND COMMERCIAL
DEVELOPMENT ATOP SIU HO WAN DEPOT



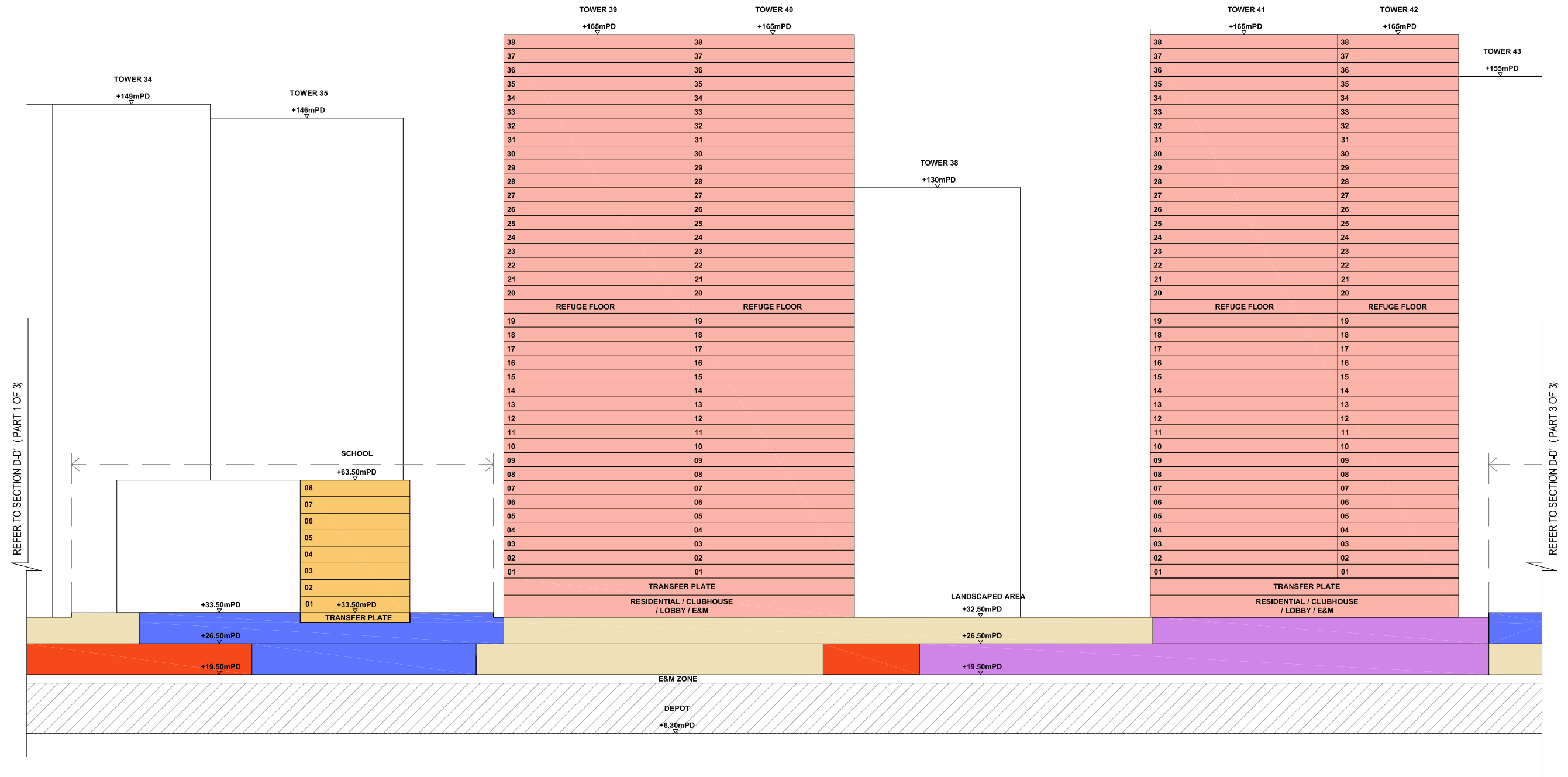
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SCALE BAR 1:1000 (m)

Annex 2.7.4.1



申請編號 Application No. : A / I-SHW / 1
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- Legend :
- Application Site
 - Residential / Clubhouse / Lobby / E&M
 - Residential Carpark / E&M / L&UL
 - Refuse Storage and Material Recovery Chamber
 - Commercial / Commercial Carpark / L&UL / E&M
 - School
 - Kindergarten
 - Social Welfare Facilities
 - Railway Depot / Station & Associated Facilities



- Notes:
- All levels, location, layout and building blocks shown on the plans are indicative and subject to detailed design.
 - Roof top structure will be provided above main roof level, with maximum height up to Airport Height Restriction of +180mPD

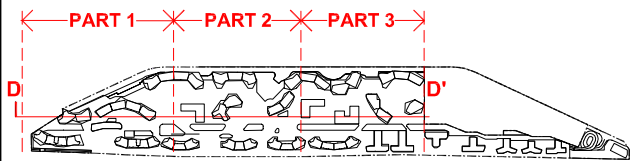
LWK
+PARTNERS

INDICATIVE SECTION D-D' (PART 2 OF 3)
PROPOSED RESIDENTIAL AND COMMERCIAL
DEVELOPMENT ATOP SIU HO WAN DEPOT



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SCALE BAR 1:1000 (m)

Annex 2.7.4.2



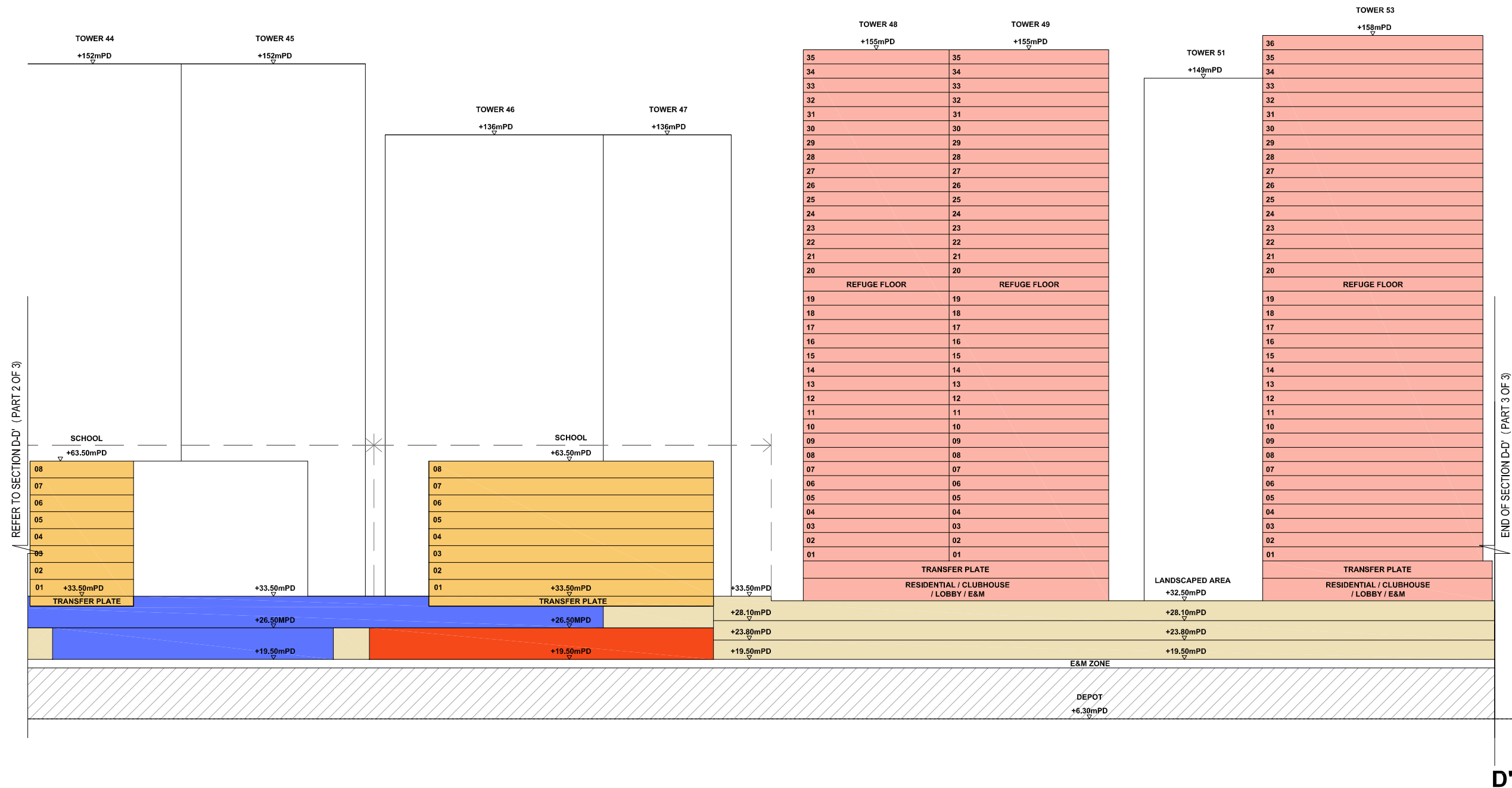
申請編號 Application No. : A / I-SHW / 1

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This page is extracted from applicant's submitted documents.

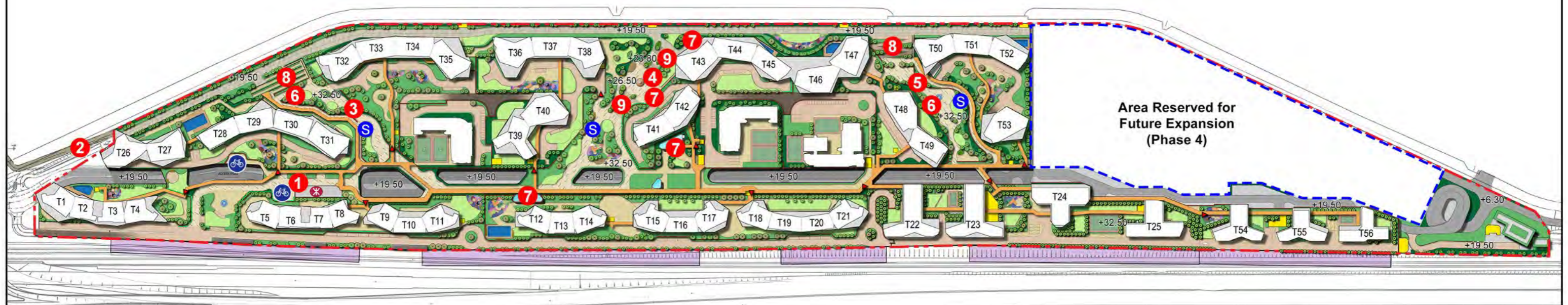
Legend :

- Residential / Clubhouse / Lobby / E&M
- Residential Carpark / E&M / L&UL
- Refuse Storage and Material Recovery Chamber
- School
- Kindergarten
- Social Welfare Facilities
- Railway Depot / Station & Associated Facilities



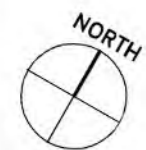
All levels, location, layout and building blocks shown on the plans are indicative only and subject to detailed design.

申請編號 Application No. : A / I-SHW / 1
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Legend

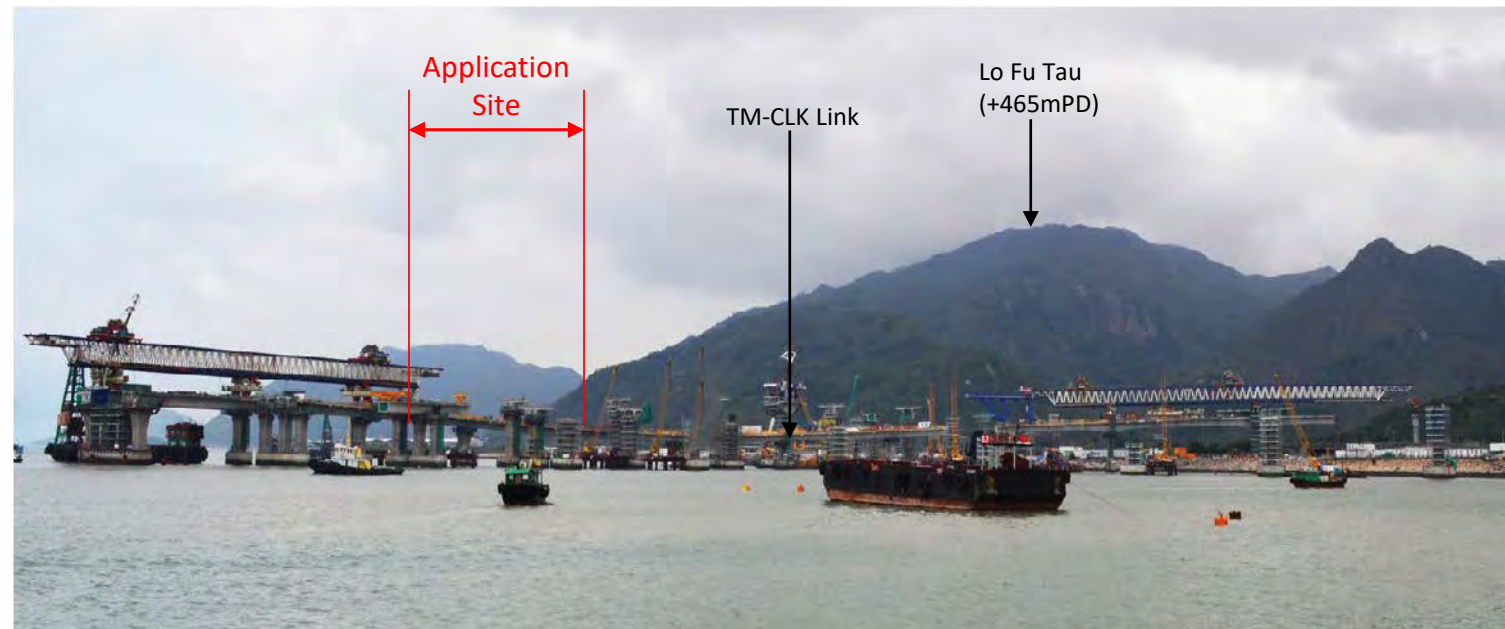
- | | | | |
|---|-----------------------|---|----------------------------|
| Application Site | Proposed Trees | Major Sitting-out Area | Shopping Mall Entrances |
| Area Reserved for Future Expansion (Phase 4) | Shrubs | Arrival Square | Pedestrian and Cycle Ramps |
| Covered Walkway | Groundcover | Proposed Pedestrian / Cyclist Overhead Bridge to Tung Chung East Waterfront Promenade | Landscaped Steps |
| Swimming Pool | Lawn | West Avenue Park | SHO Station Entrance |
| Active Recreational Facilities | Vertical Greening | Central Park | |
| Staircase / Lift | Children's Play Area | East Avenue Park | |
| Skylight | Hard Pavement | Multi-purpose Lawn | |
| Fence Wall | Noise Canopies | | |
| Pedestrian Entrance | EVA | | |
| Means of Access / Means of Escape for SHO Station | Seating | | |
| | Communal Bicycle Park | | |









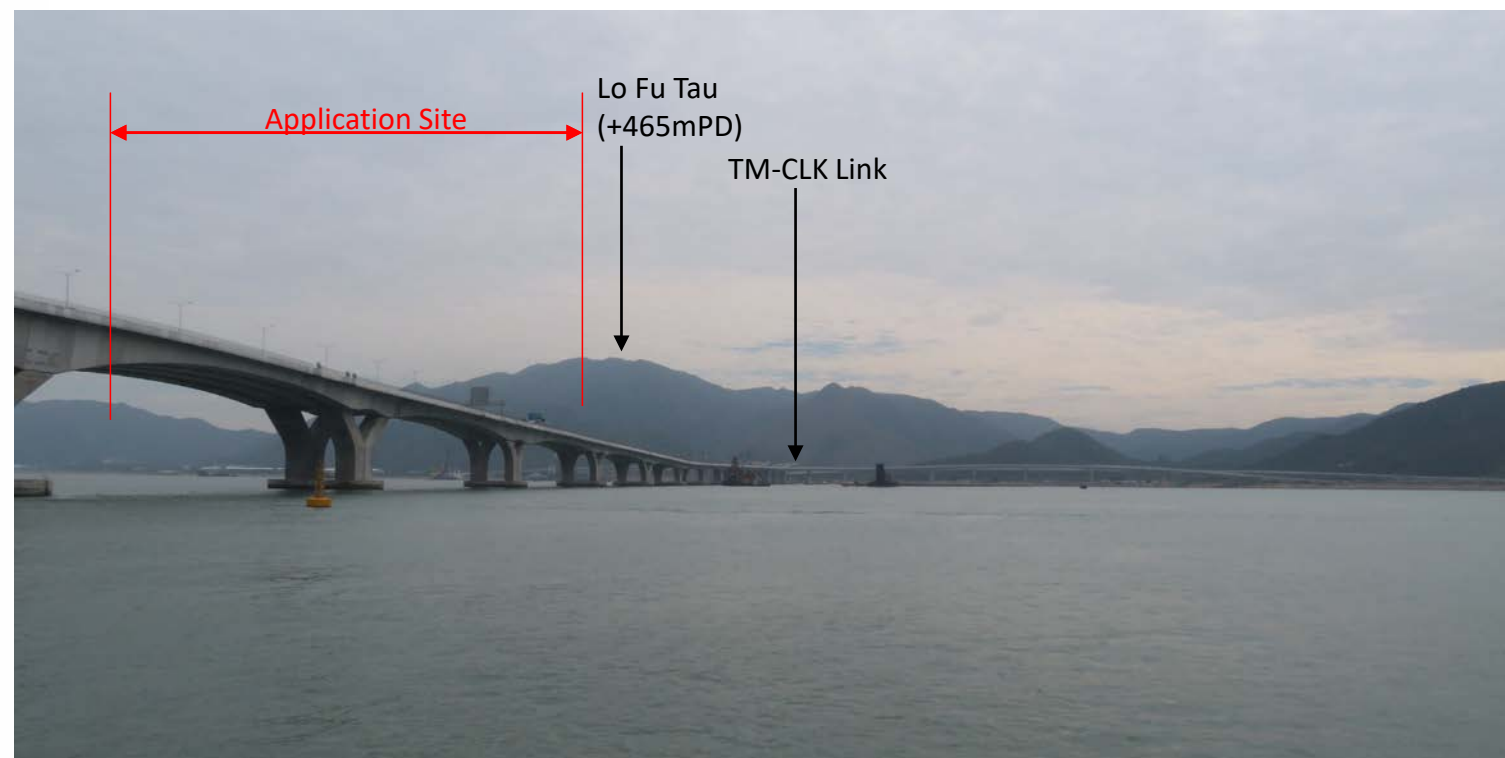


VP1 – Original View from TCNTE TCE Development

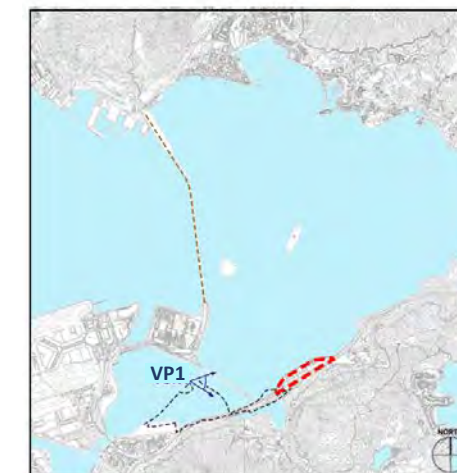


KEY PLAN

Distance from the Proposed Scheme: 1,470m



VP1 – Updated View from TCNTE TCE Development



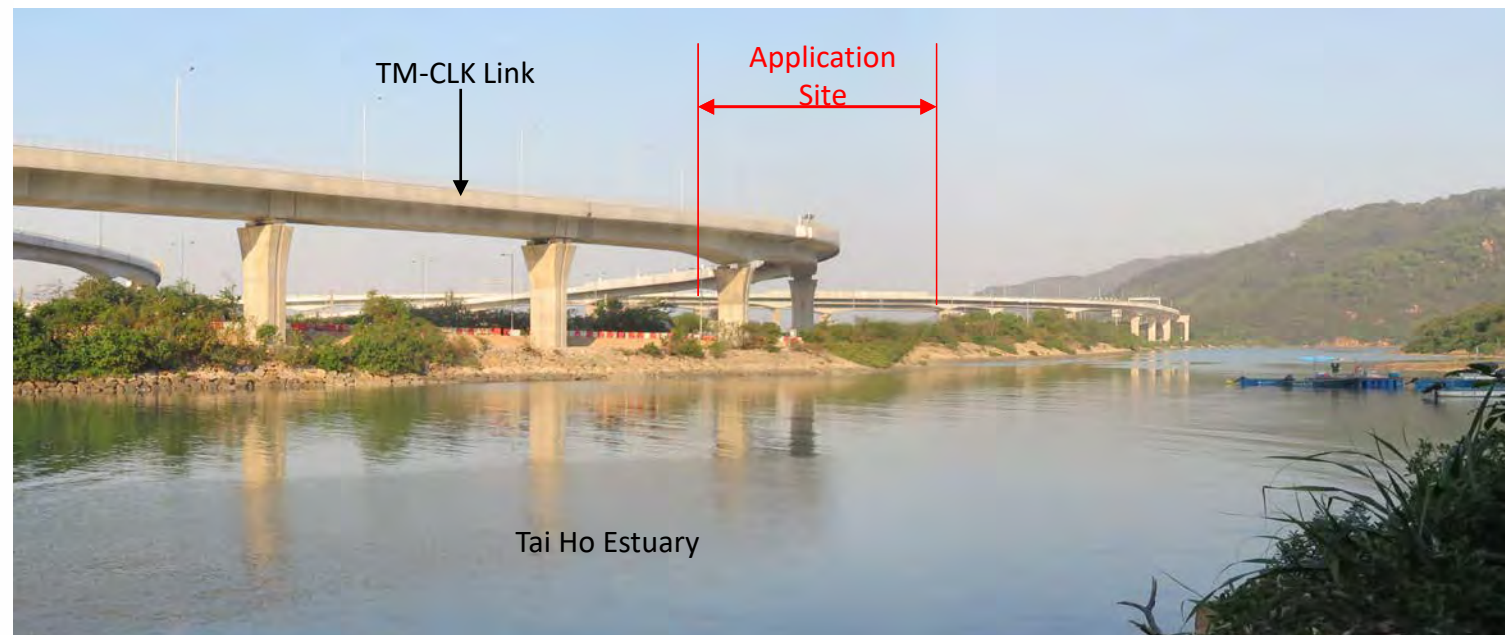
KEY PLAN

Distance from the Proposed Scheme: 2,190m

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VP2 – Original View from Pak Mong Village



VP2 – Updated View from Pak Mong Village



KEY PLAN

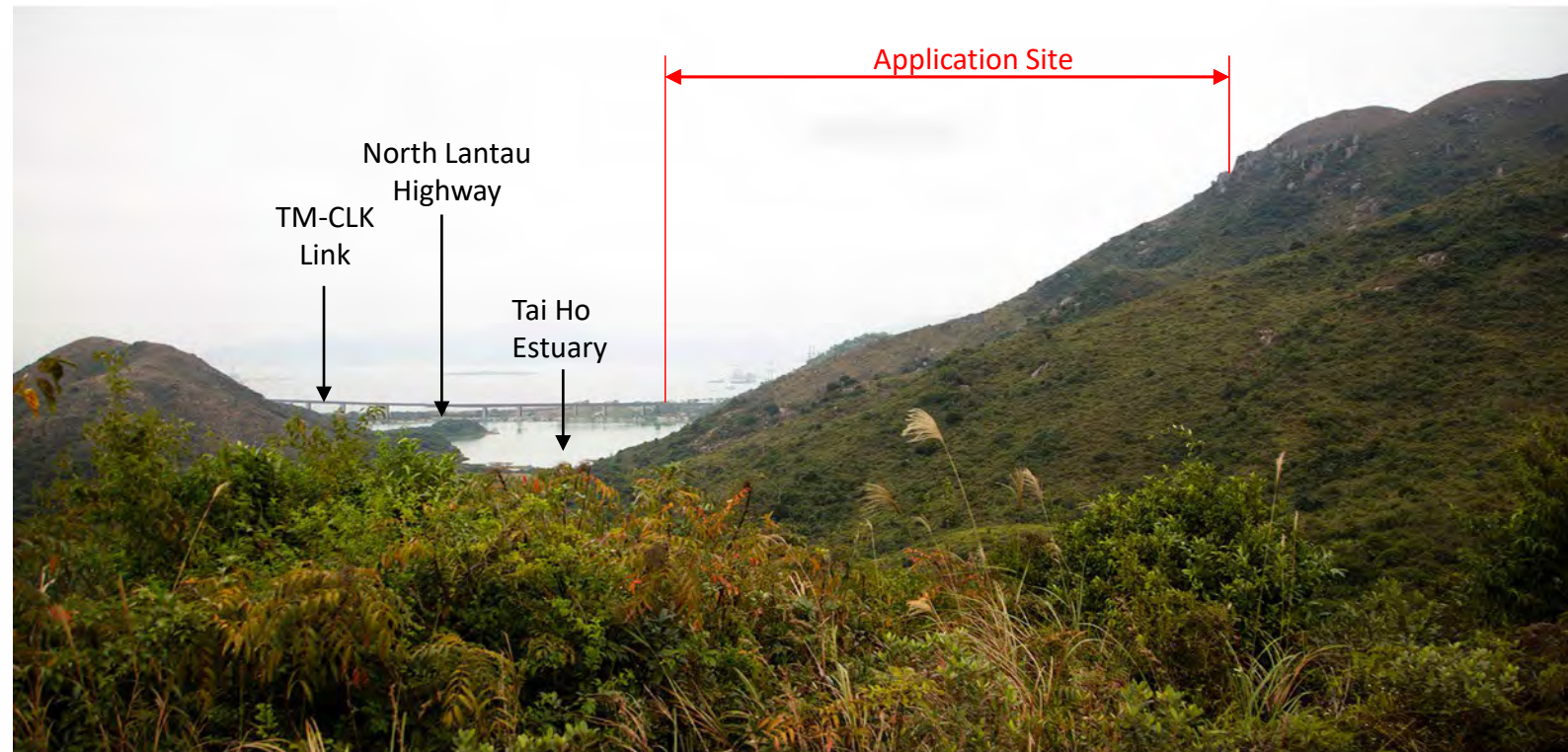
Distance from the Proposed Scheme: 1,130m



KEY PLAN

Distance from the Proposed Scheme: 1,290m

申請編號 Application No. : A / I-SHW / 1
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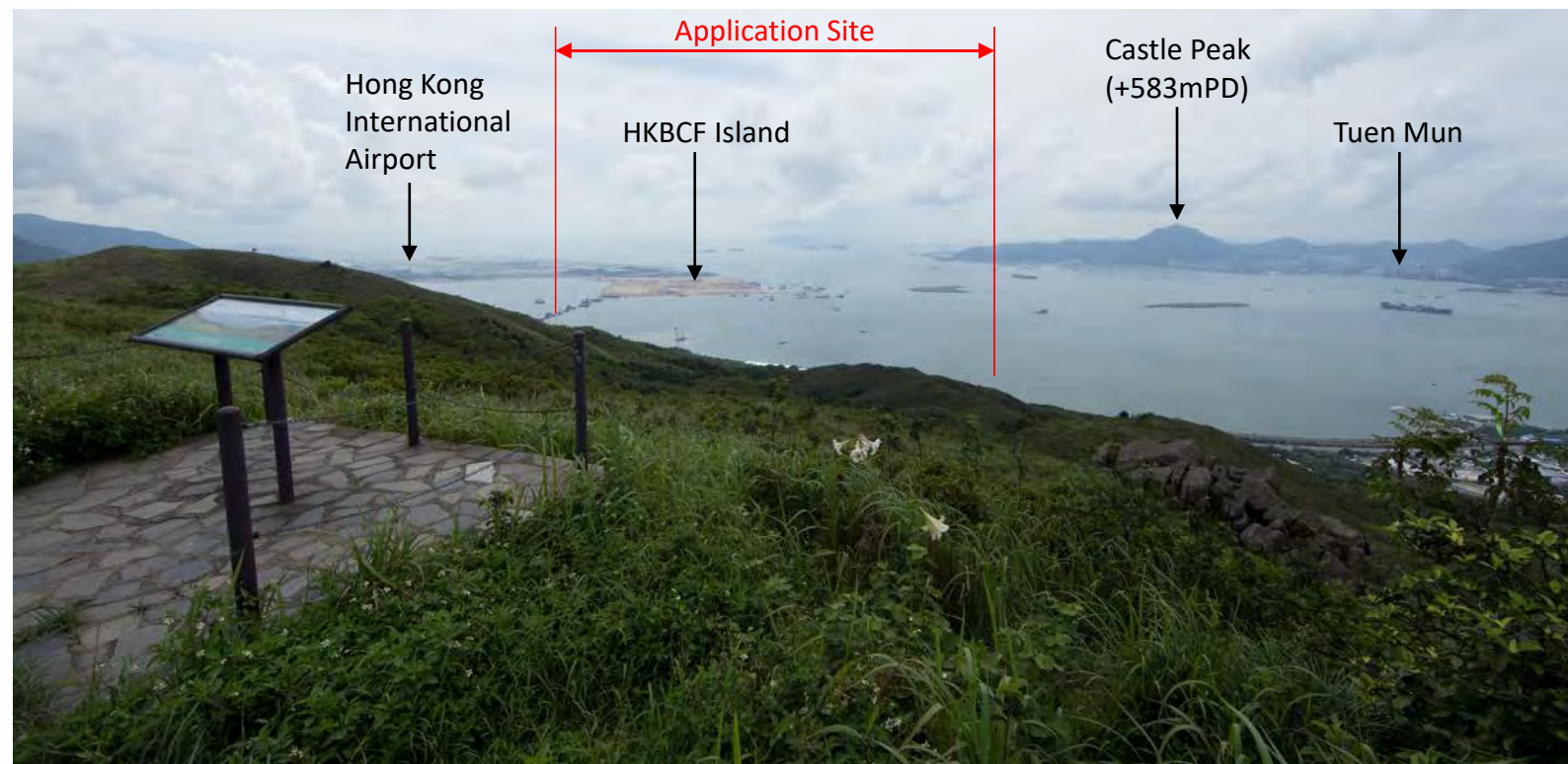


VP3 - View from Hong Kong Olympic Trail



KEY PLAN

Distance from the Proposed Scheme: 1,880m



VP4 – View from Lo Fu Tau Country Trail



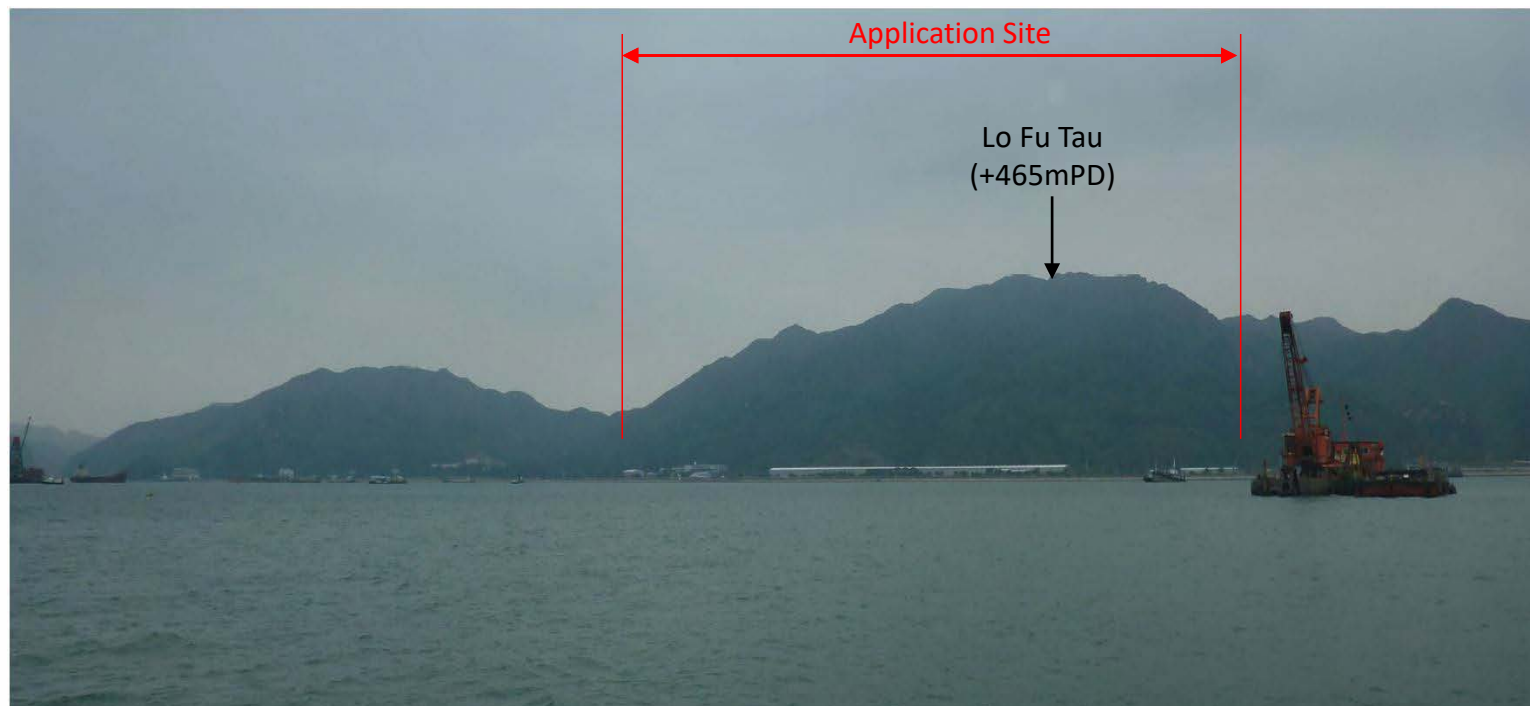
KEY PLAN

Distance from the Proposed Scheme: 1,620m

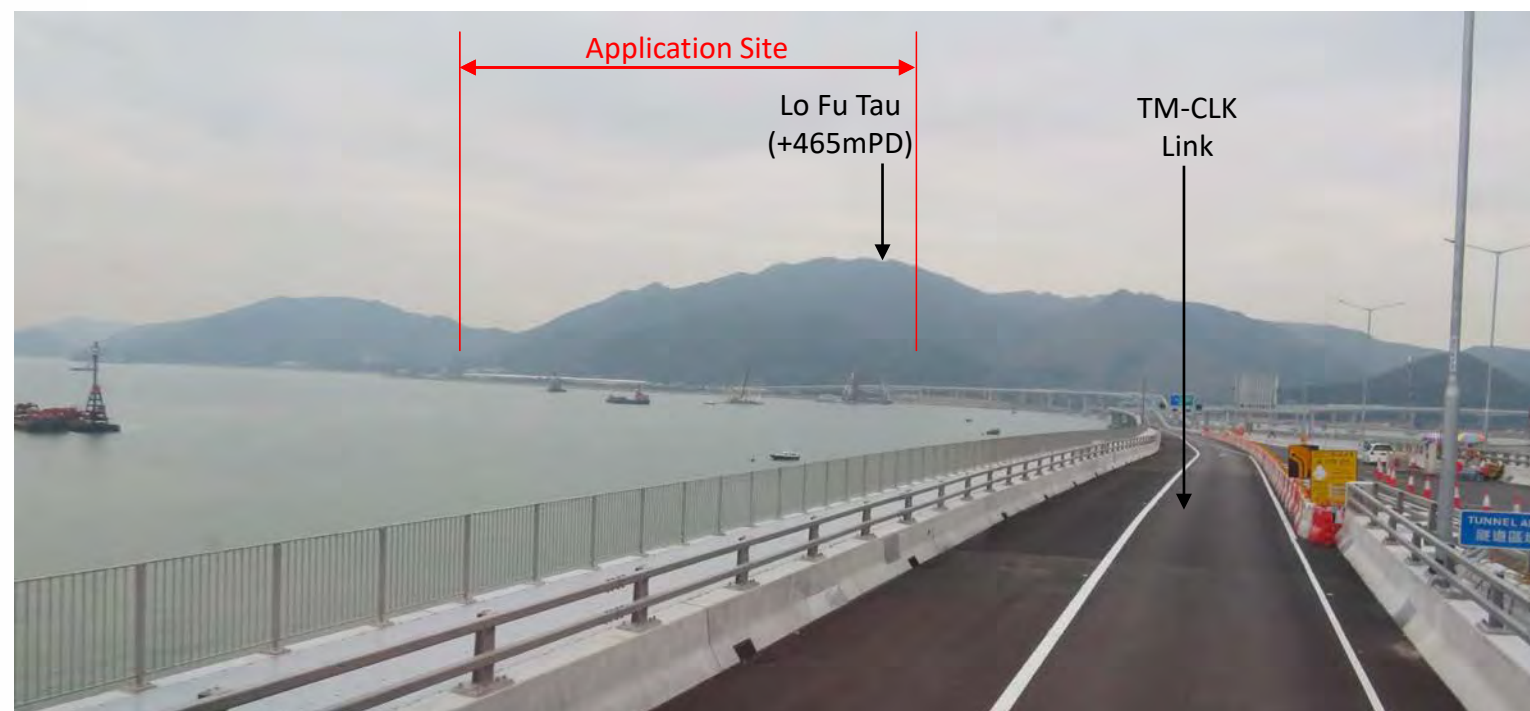
申請編號 Application No. : A / I-SHW / 1

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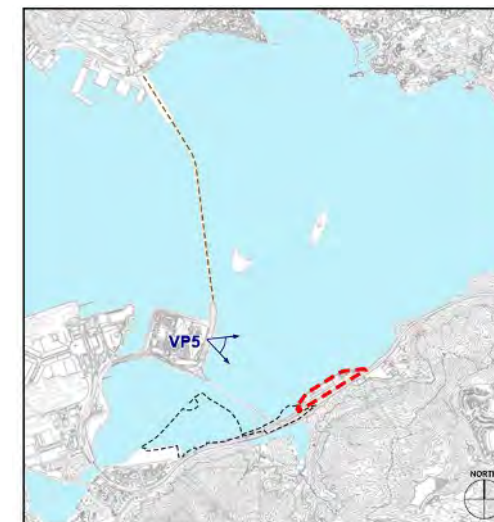
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VP5 – Original View from HKBCF Island



VP5 – Updated View from HKBCF Island



KEY PLAN

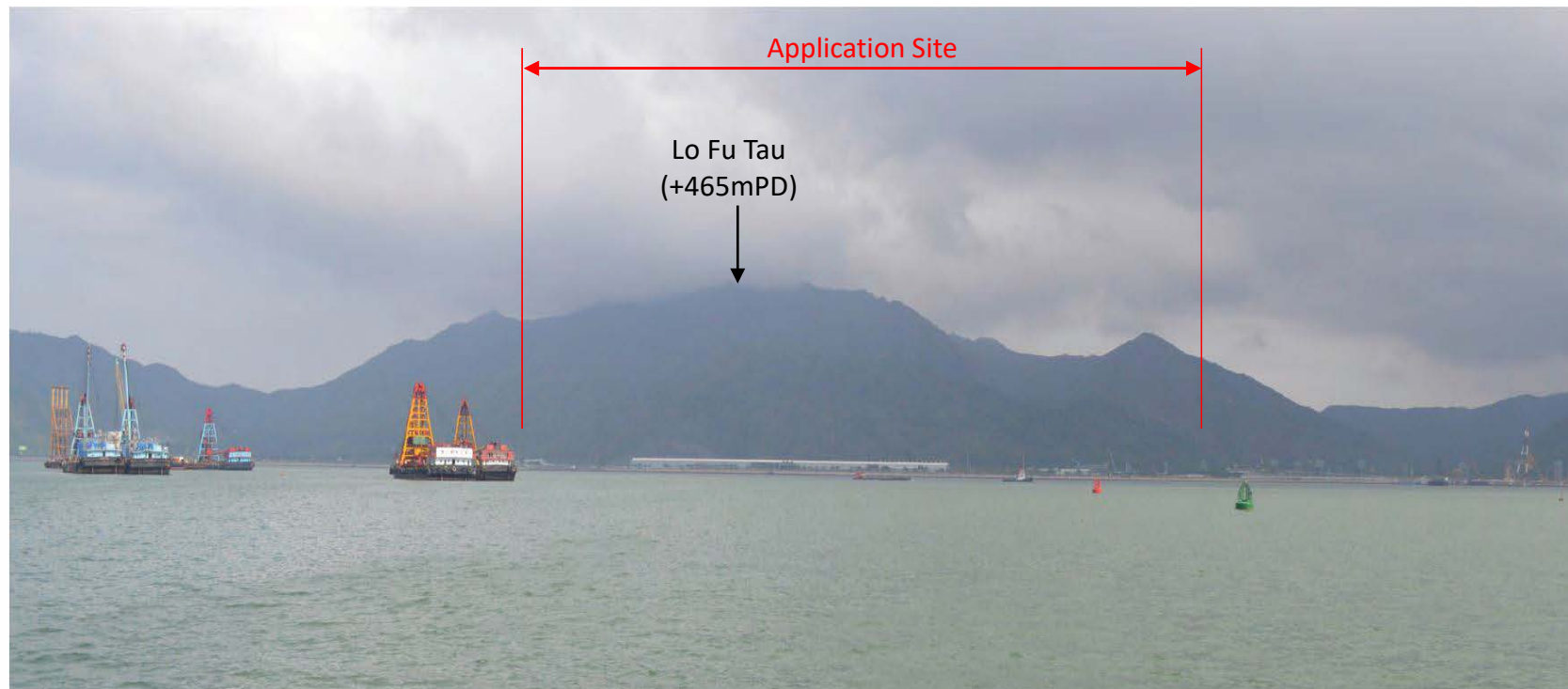
Distance from the Proposed Scheme: 2,390m



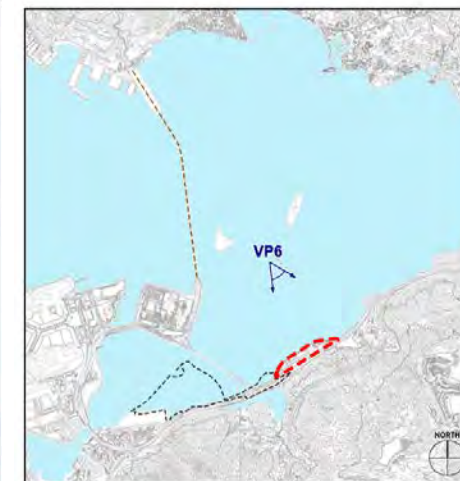
KEY PLAN

Distance from the Proposed Scheme: 2,000m

申請編號 Application No. : A / I-SHW / 1
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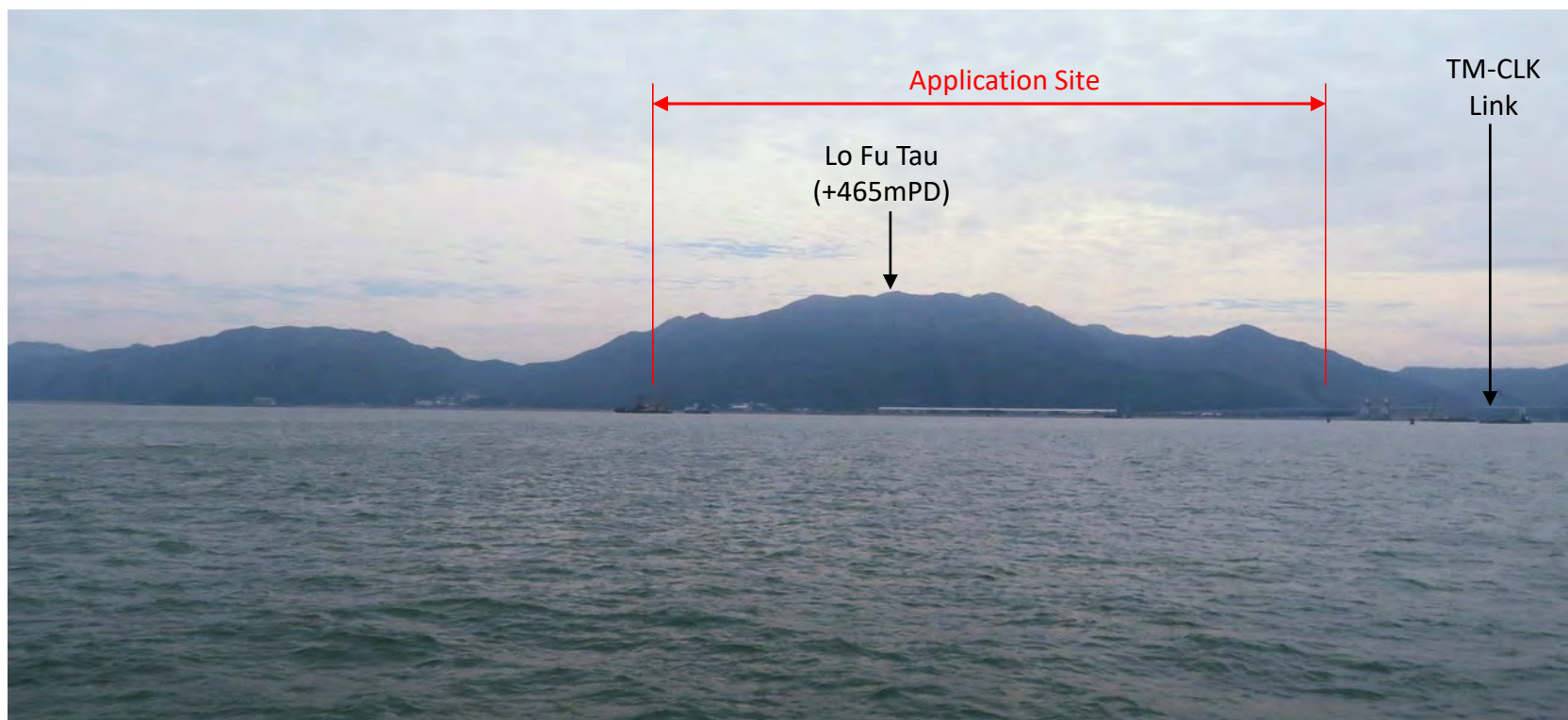


VP6 – Original View from Tai O – Tuen Mun Ferry



KEY PLAN

Distance from the Proposed Scheme: 1,825m



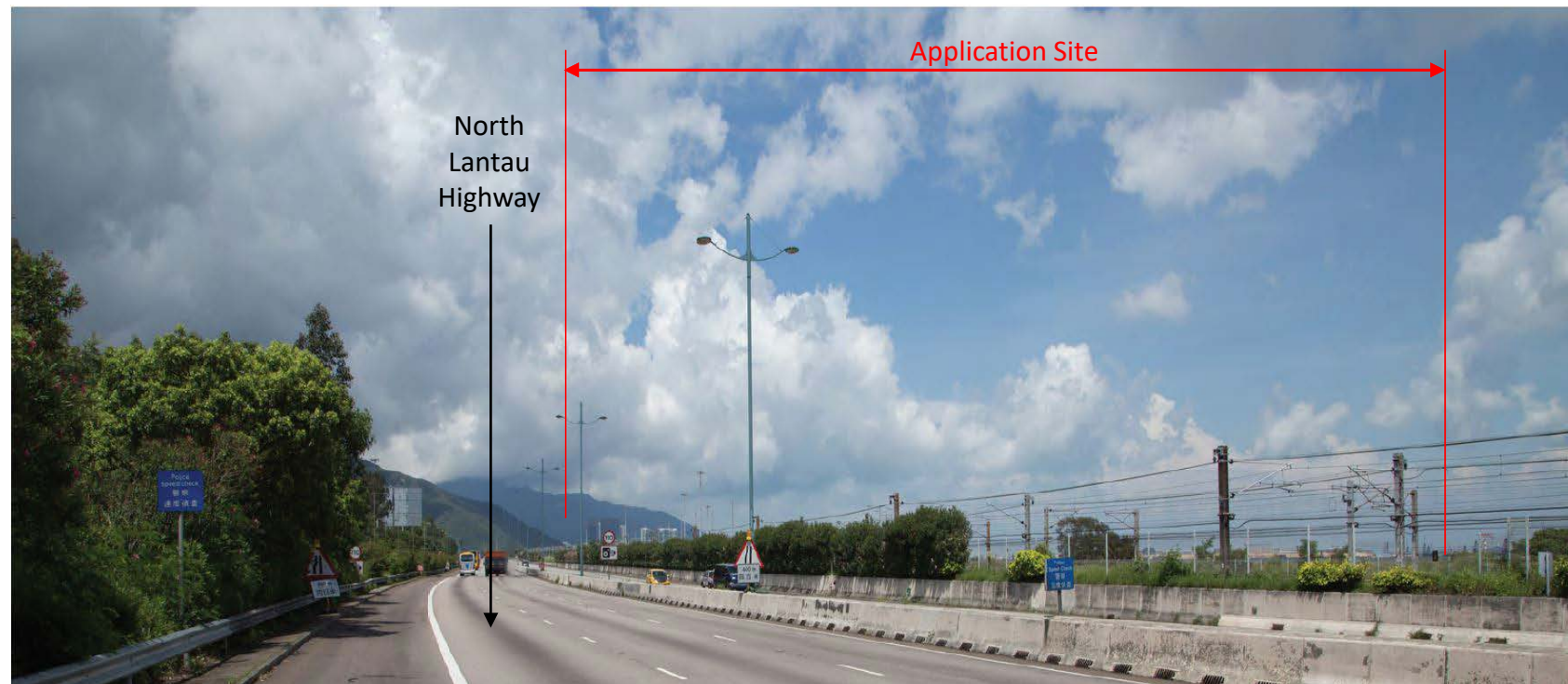
VP6 – Updated View from Tai O – Tuen Mun Ferry



KEY PLAN

Distance from the Proposed Scheme: 3,050m

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VP7 – Original View from North Lantau Highway



KEY PLAN

Distance from the Proposed Scheme: 275m



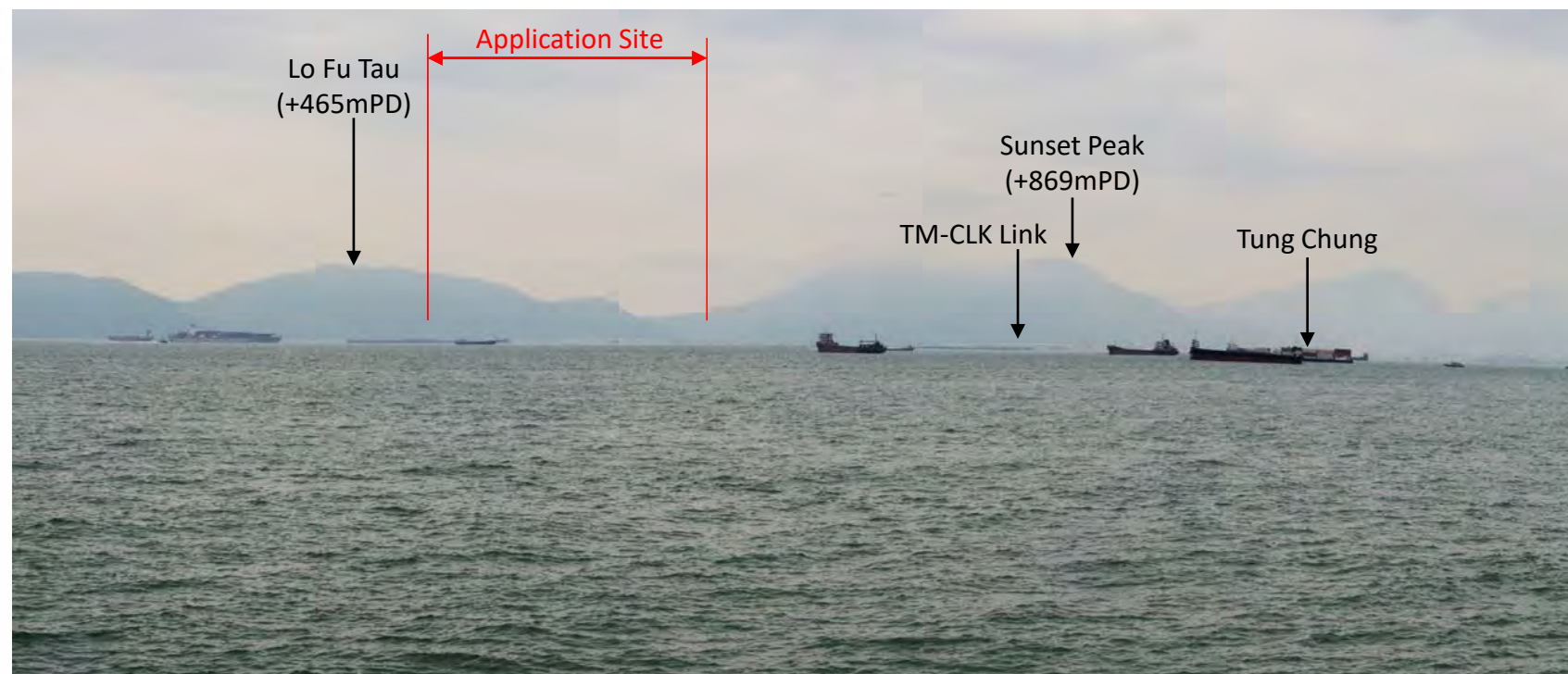
VP7 – Updated View from North Lantau Highway



KEY PLAN

Distance from the Proposed Scheme: 320m

申請編號 Application No. : A / I-SHW / 1
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VP8 - View from Tuen Mun South Coast



KEY PLAN

Distance from the Proposed Scheme: 6,890m



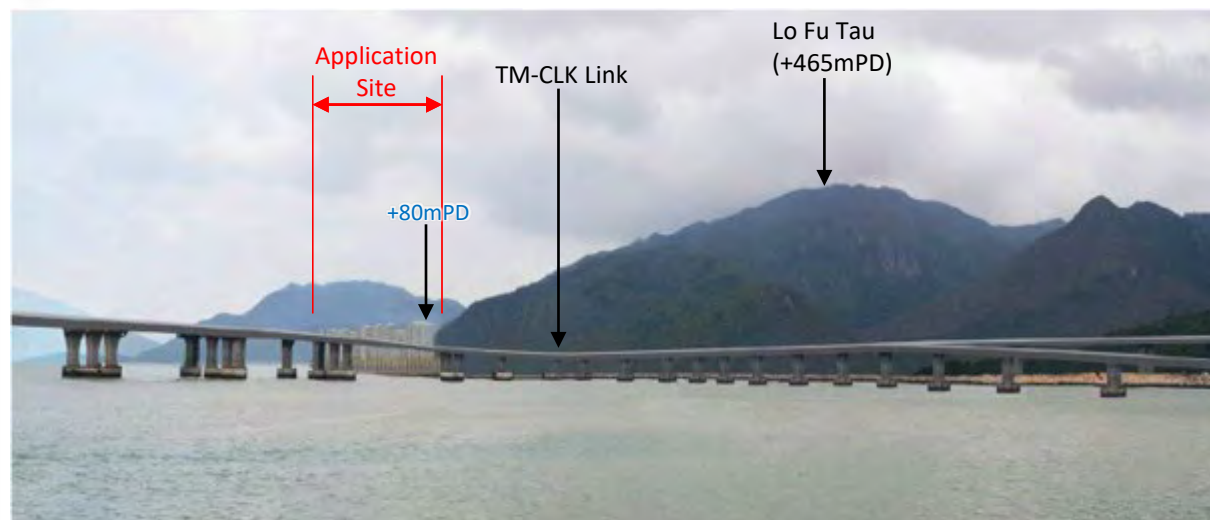
VP9 - View from Cheung Tung Road



KEY PLAN

Distance from the Proposed Scheme: 70m

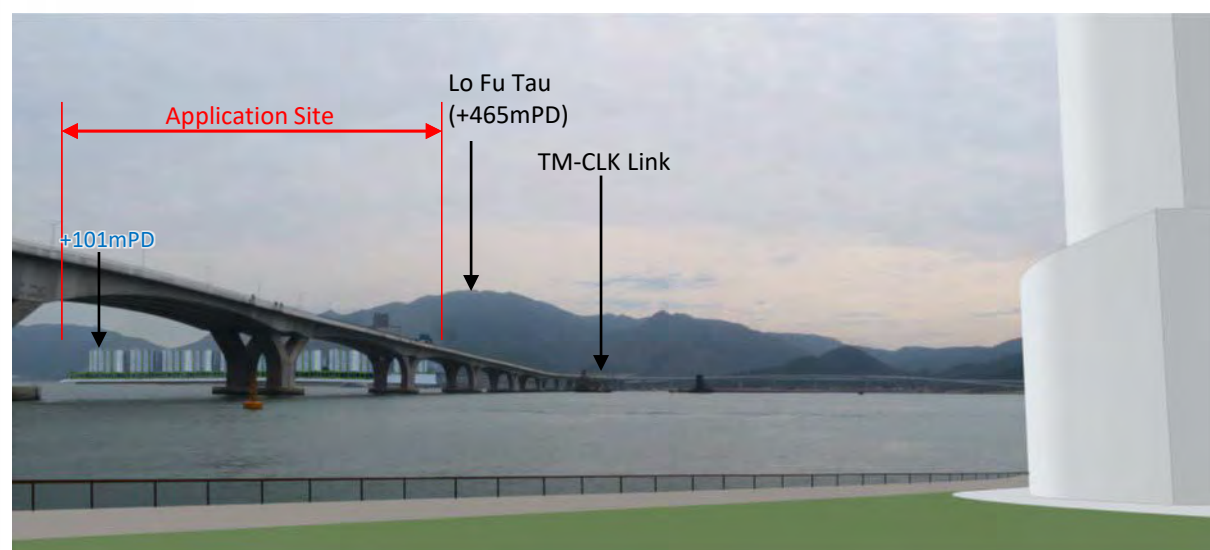
申請編號 Application No. : A / I-SHW / 1
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VP1 (Original View) with Rezoning Scheme



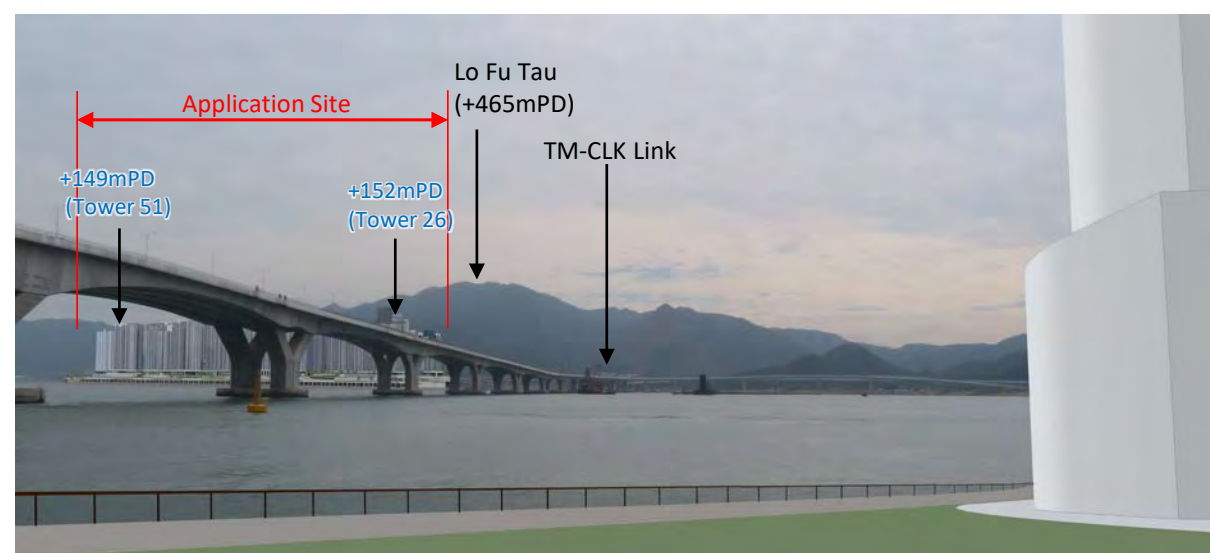
KEY PLAN



VP1 (Updated View) with Rezoning Scheme



KEY PLAN

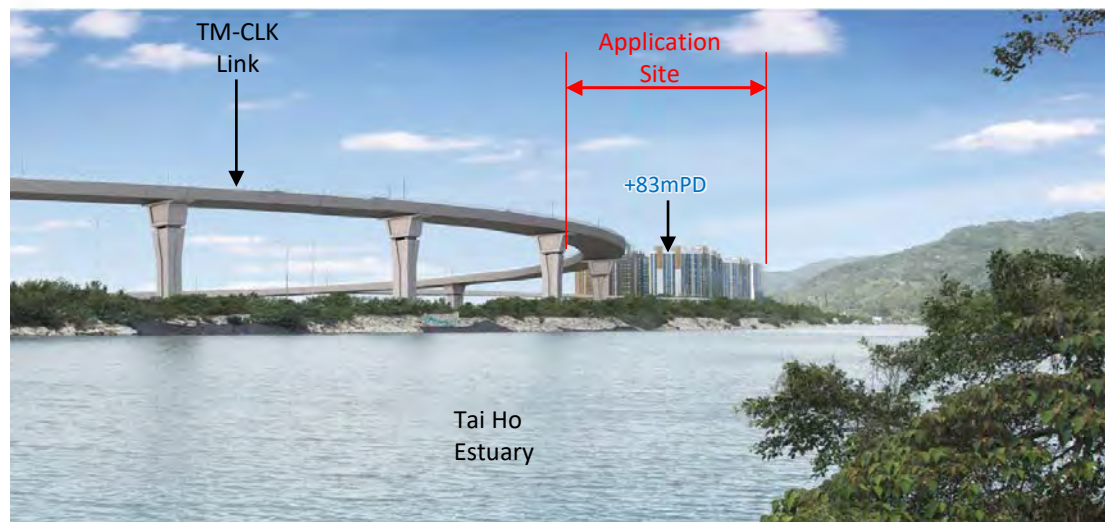


VP1 (Updated View) with Current Scheme

申請編號 Application No. : A / I-SHW / 1
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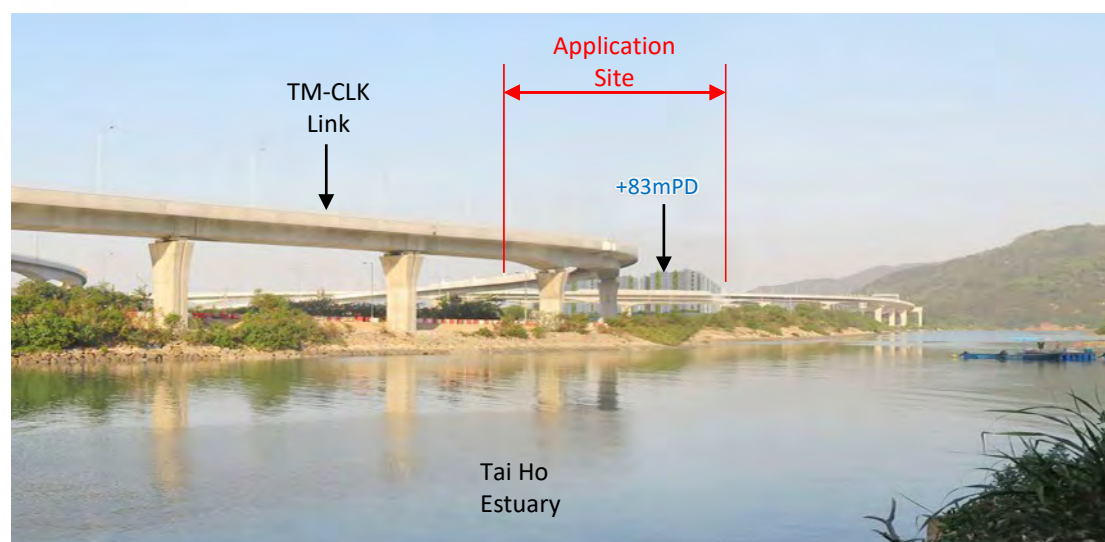
Note: Building Height is measured to the main roof.



VP2 (Original View) with Rezoning Scheme



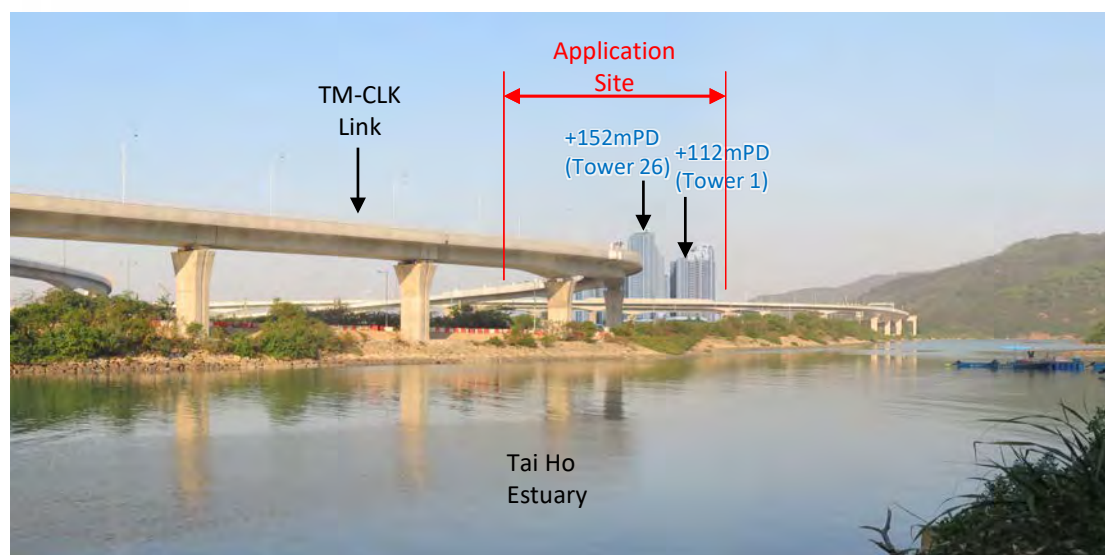
KEY PLAN



VP2 (Updated View) with Rezoning Scheme



KEY PLAN

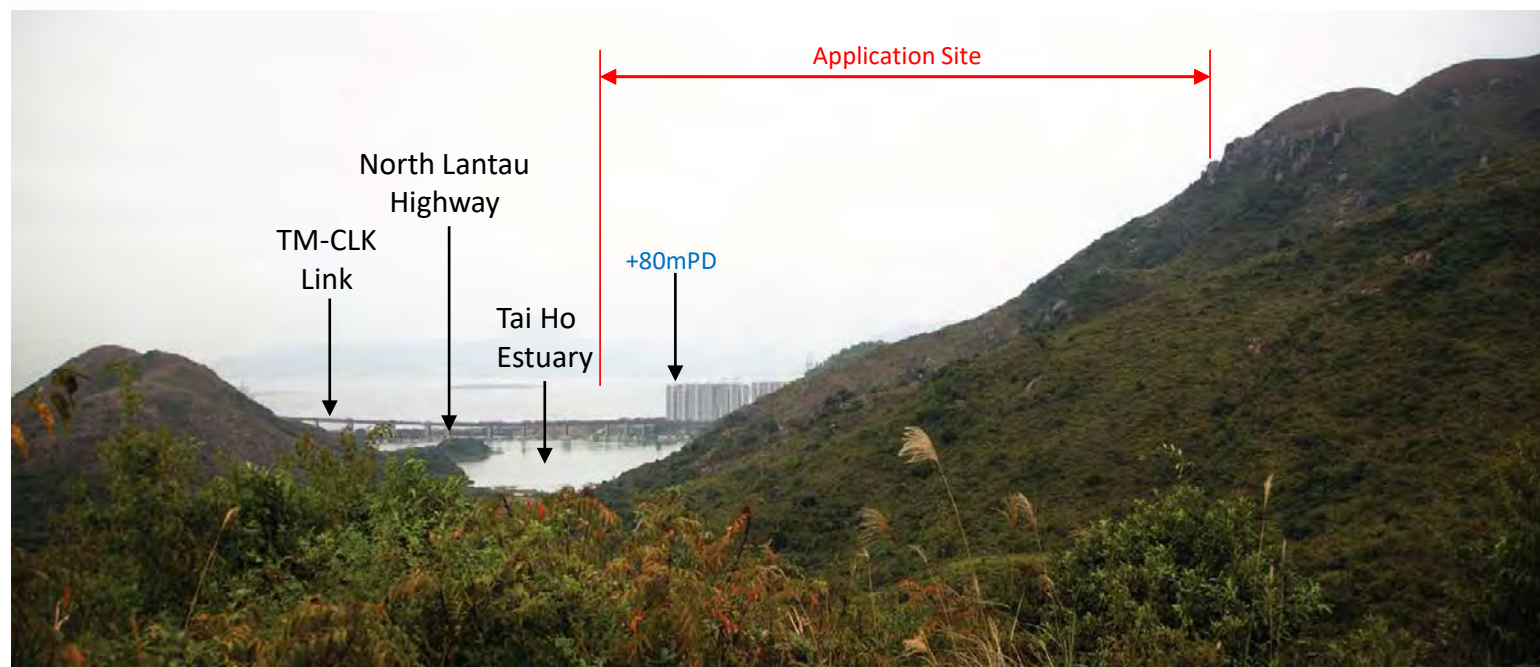


VP2 (Updated View) with Current Scheme

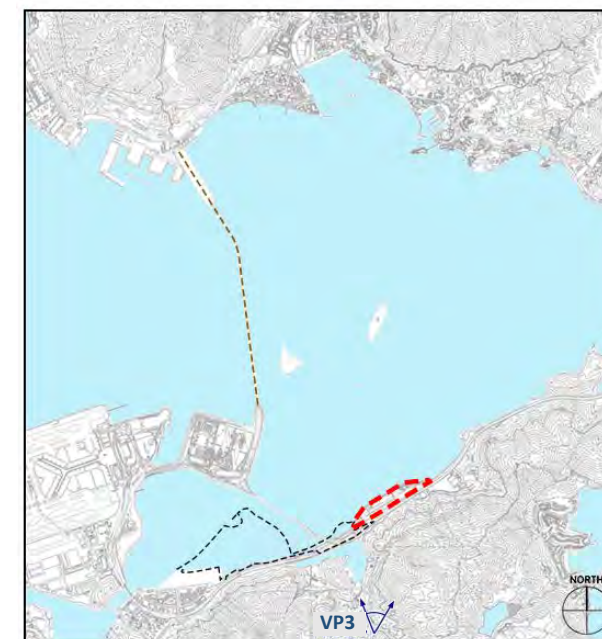
申請編號 Application No. : A / I-SHW / 1
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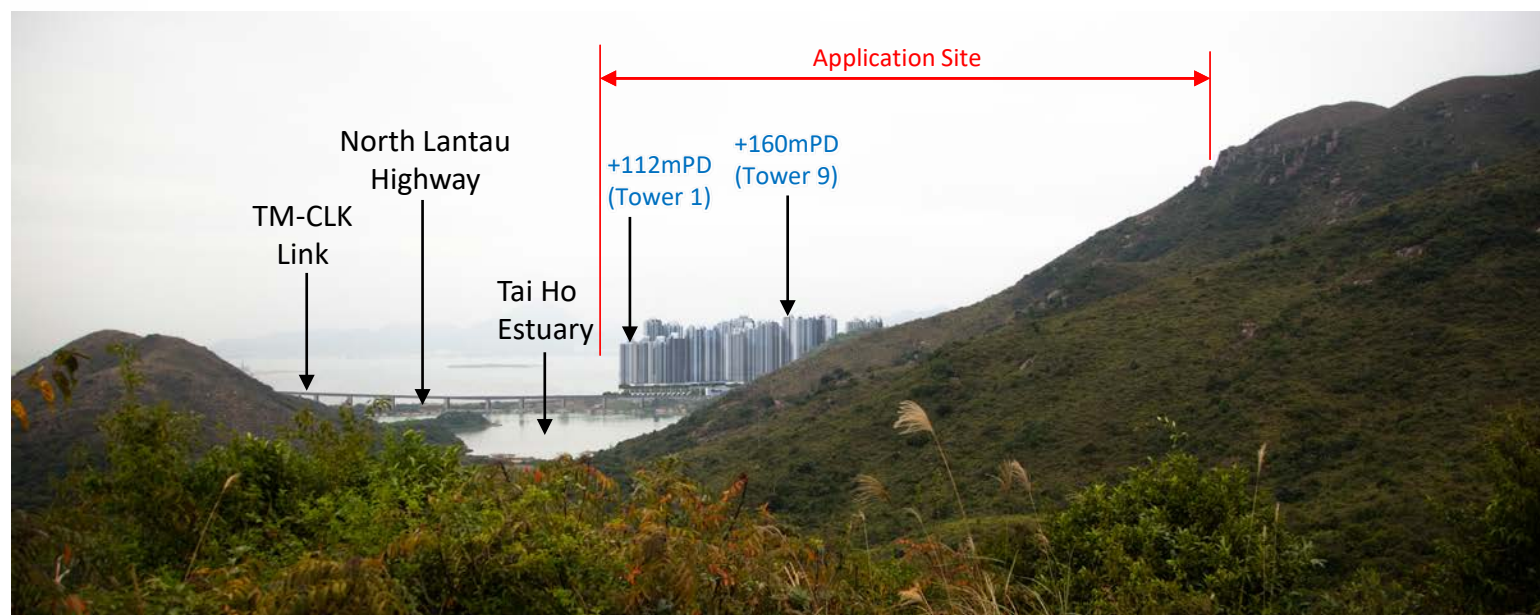
Note: Building Height is measured to the main roof.



VP3 with Rezoning Scheme



KEY PLAN

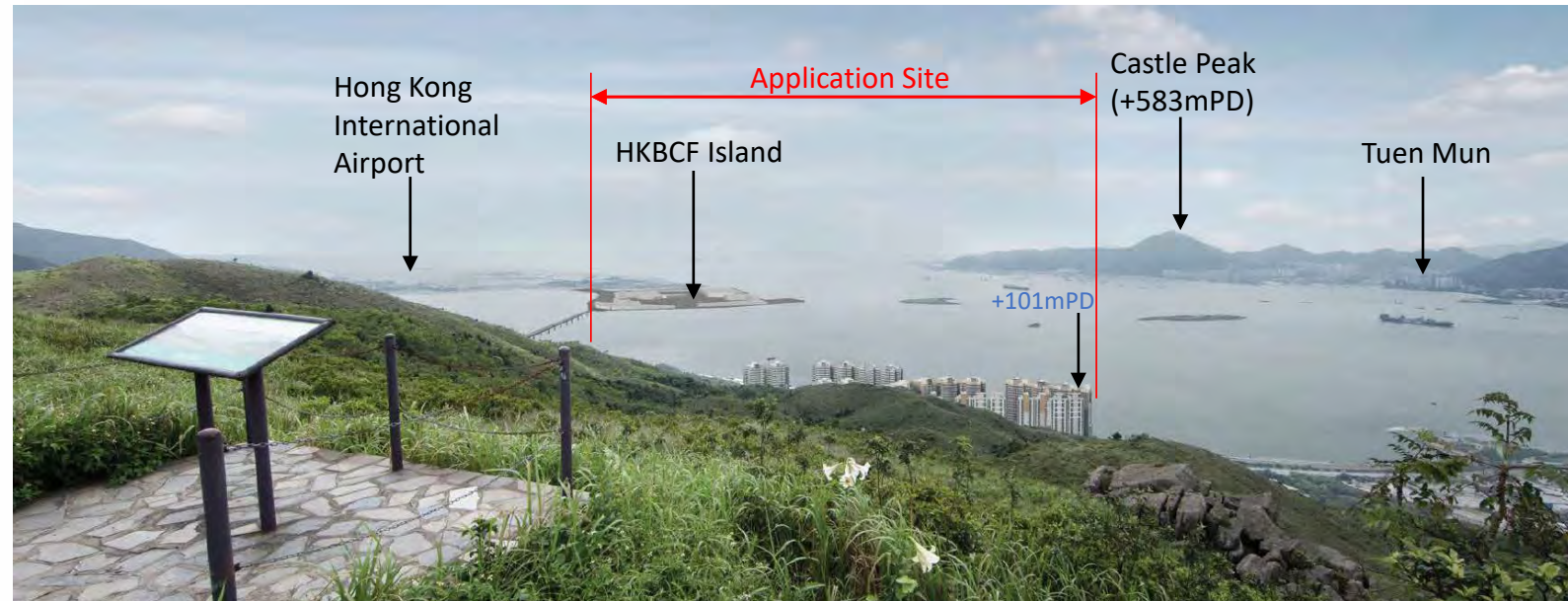


VP3 with Current Scheme

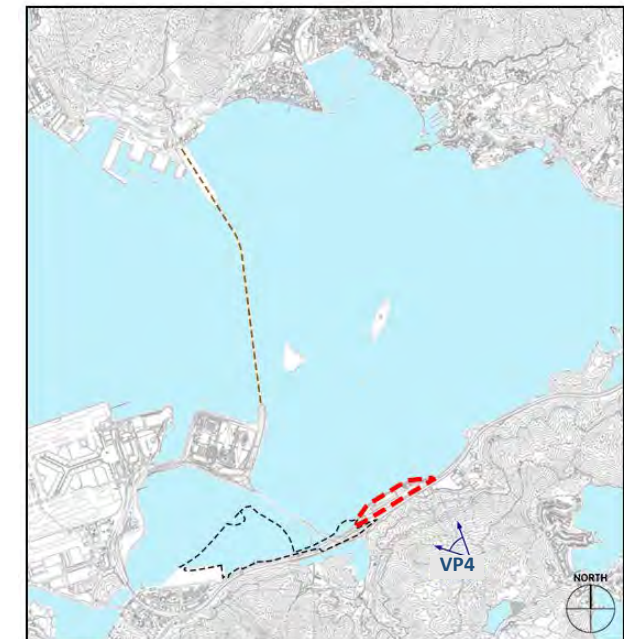
申請編號 Application No. : A / I-SHW / 1
 此頁摘自申請人提交的文件。
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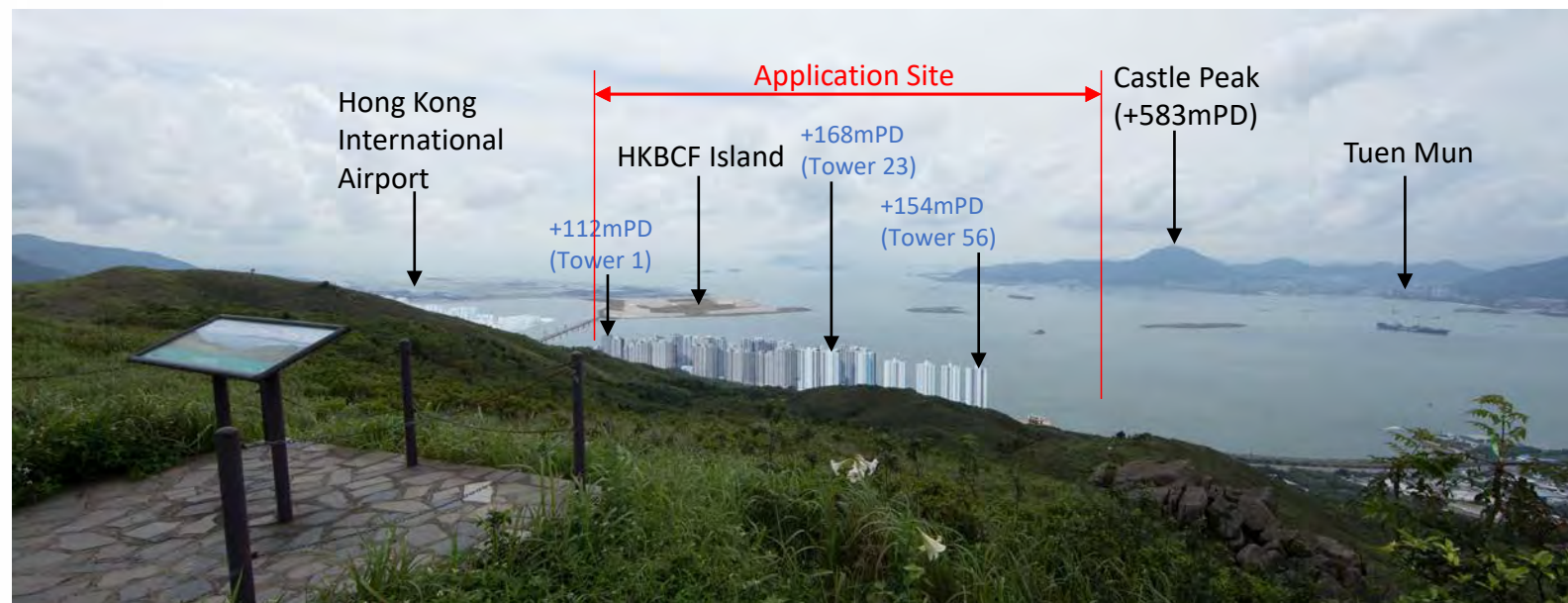
Note: Building Height is measured to the main roof.



VP4 with Rezoning Scheme



KEY PLAN

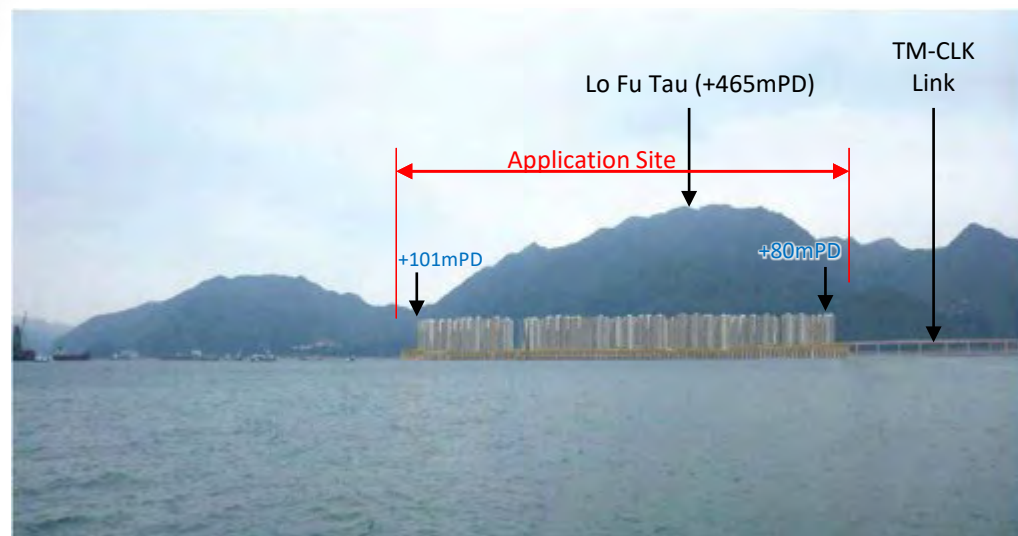


VP4 with Current Scheme

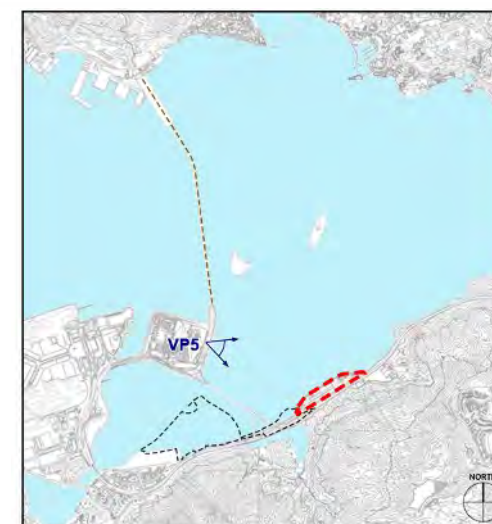
申請編號 Application No. : A / I-SHW / 1
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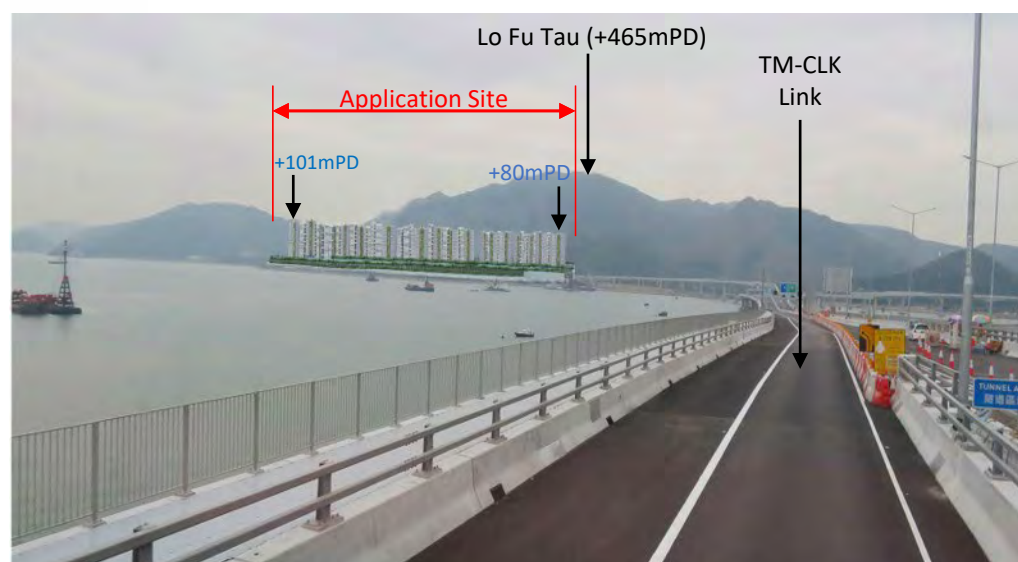
Note: Building Height is measured to the main roof.



VP5 (Original View) with Rezoning Scheme



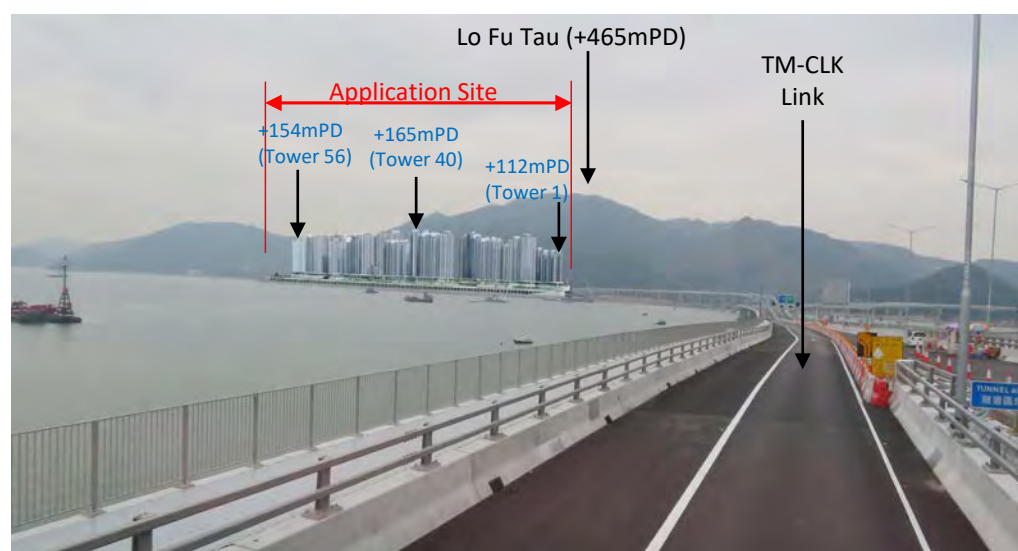
KEY PLAN



VP5 (Updated View) with Rezoning Scheme



KEY PLAN

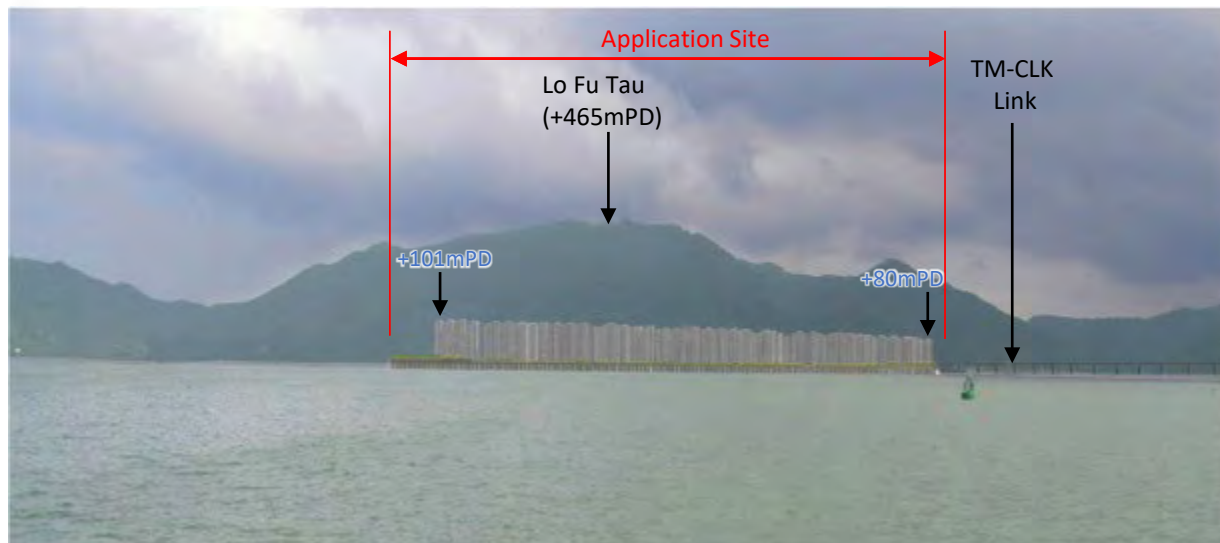


VP5 (Updated View) with Current Scheme

申請編號 Application No. : A / I-SHW / 1
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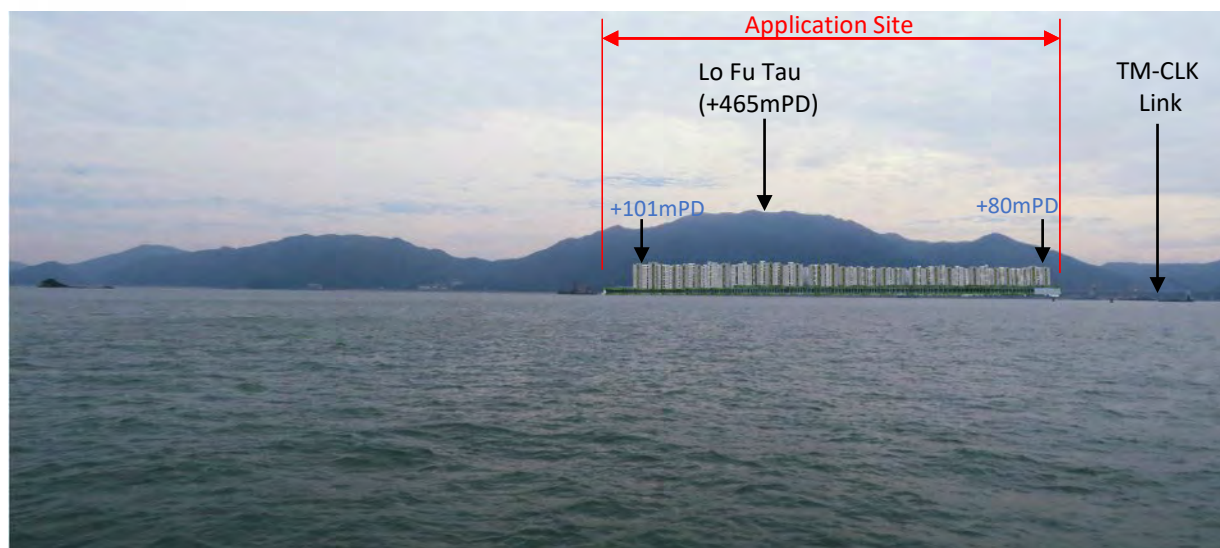
Note: Building Height is measured to the main roof.



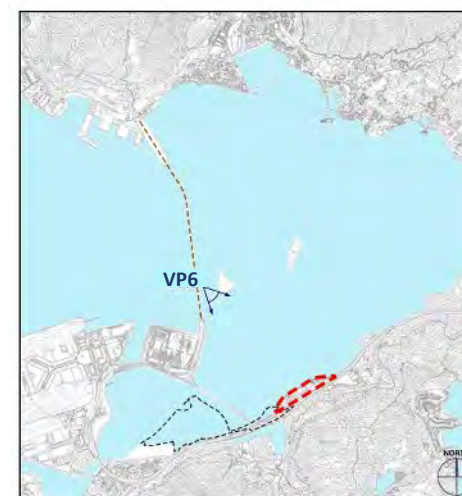
VP6 (Original View) with Rezoning Scheme



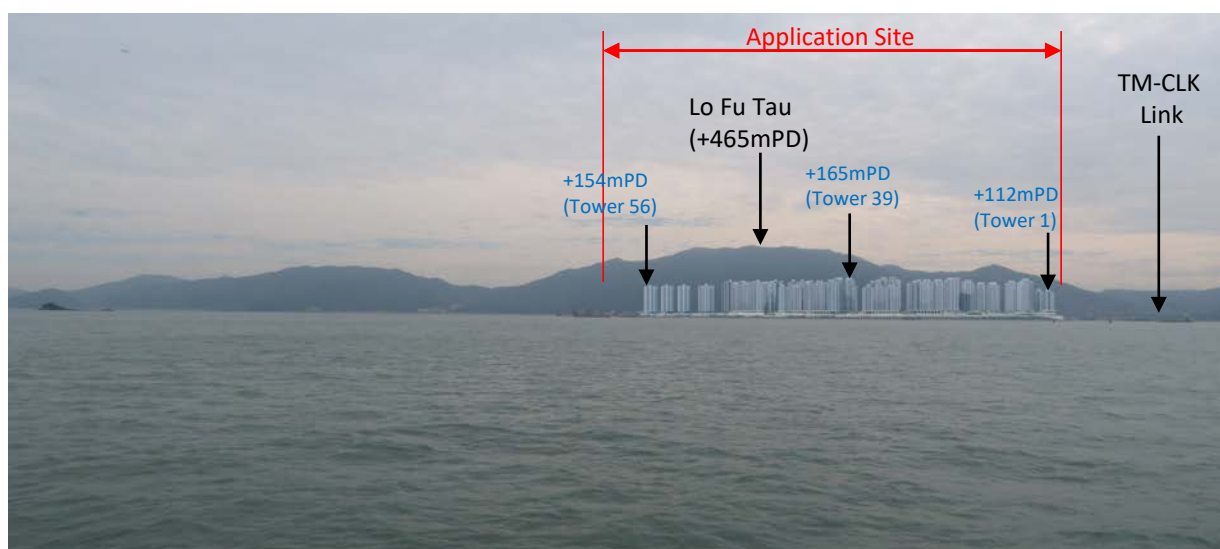
KEY PLAN



VP6 (Updated View) with Rezoning Scheme



KEY PLAN



VP6 (Updated View) with Current Scheme

申請編號 Application No. : A / I-SHW / 1
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Note: Building Height is measured to the main roof.



VP7 (Original View) with Rezoning Scheme



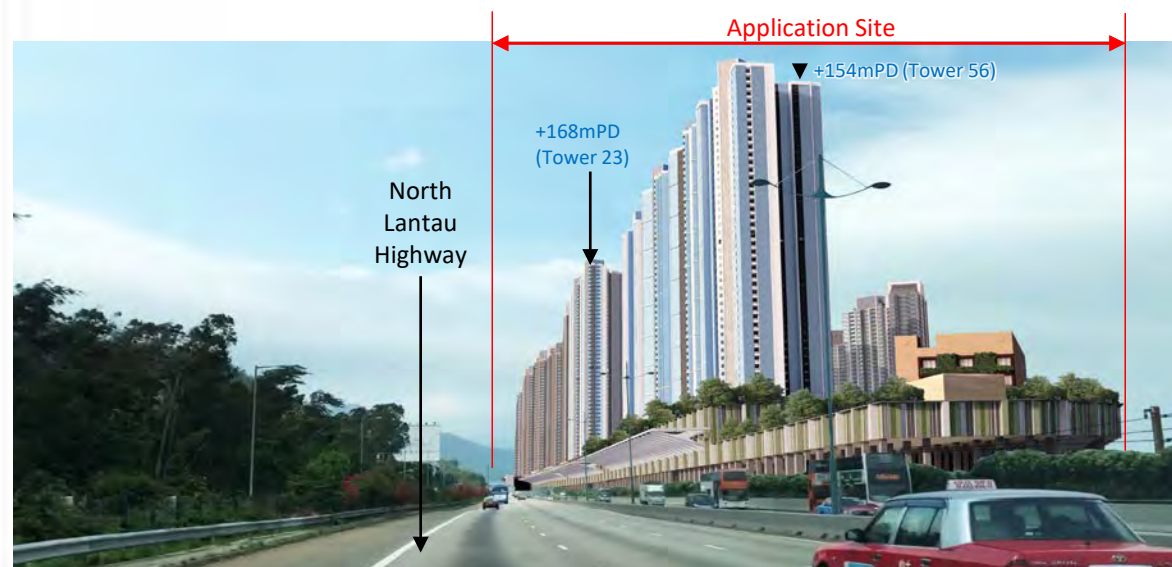
KEY PLAN



VP7 (Updated View) with Rezoning Scheme



KEY PLAN

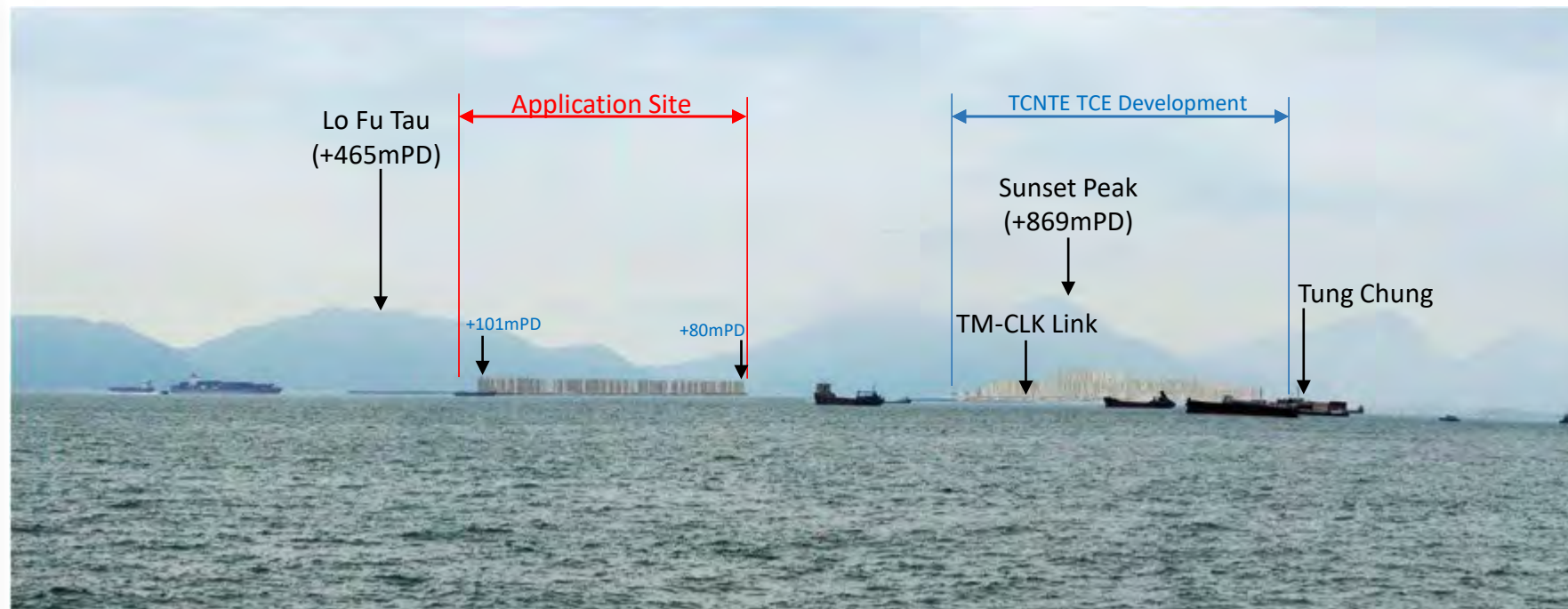


VP7 (Updated View) with Current Scheme

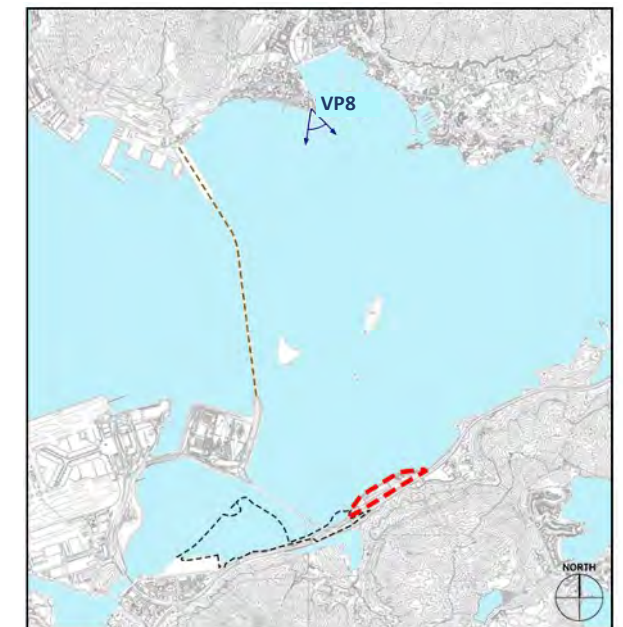
申請編號 Application No. : A / I-SHW / 1
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 This page is extracted from applicant's submitted documents.

Note: Photomontage has been generated to provide a preliminary idea on the scale, massing and extent of the Proposed Development. These images are indicative and for illustrative purposes only. The architectural design, finishes or any other related detailed design components are subject to refinement and changes at the detailed design stage.

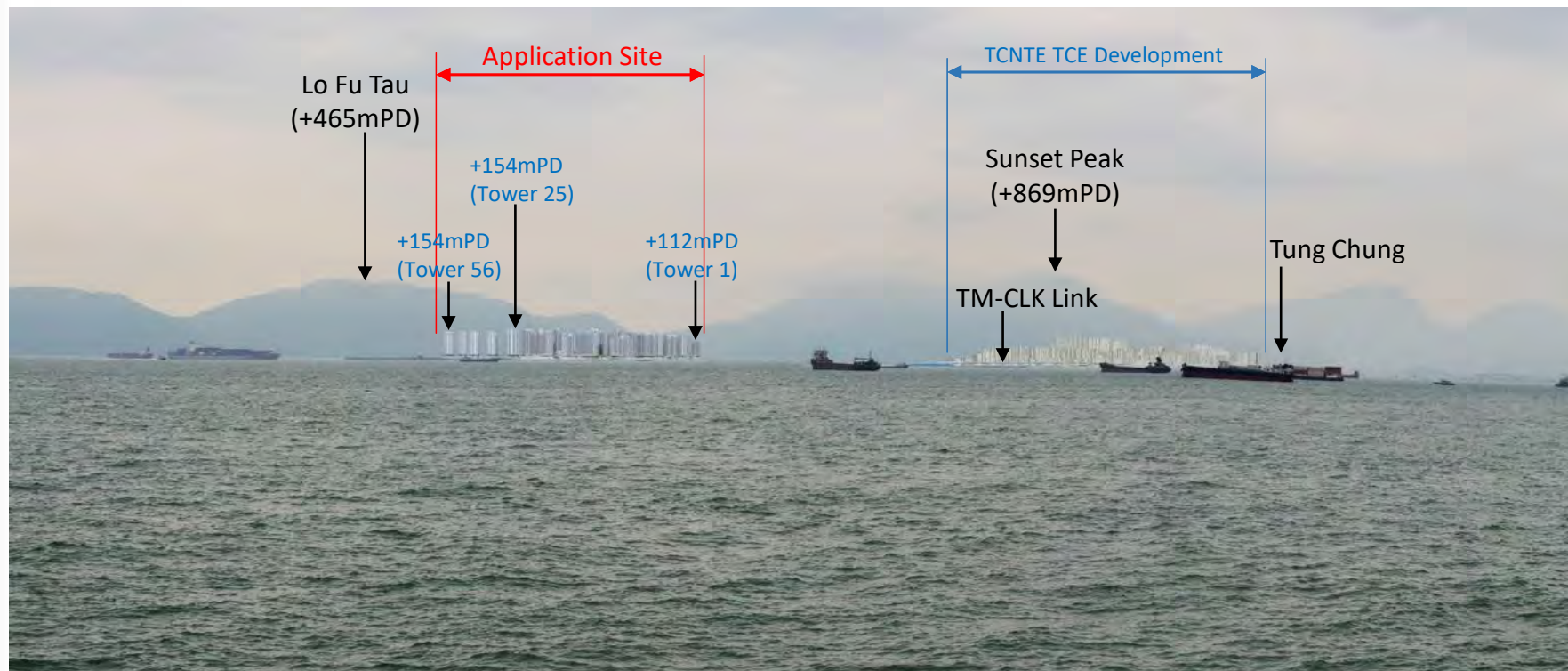
Note: Building Height is measured to the main roof.



VP8 with Rezoning Scheme



KEY PLAN



VP8 with Current Scheme

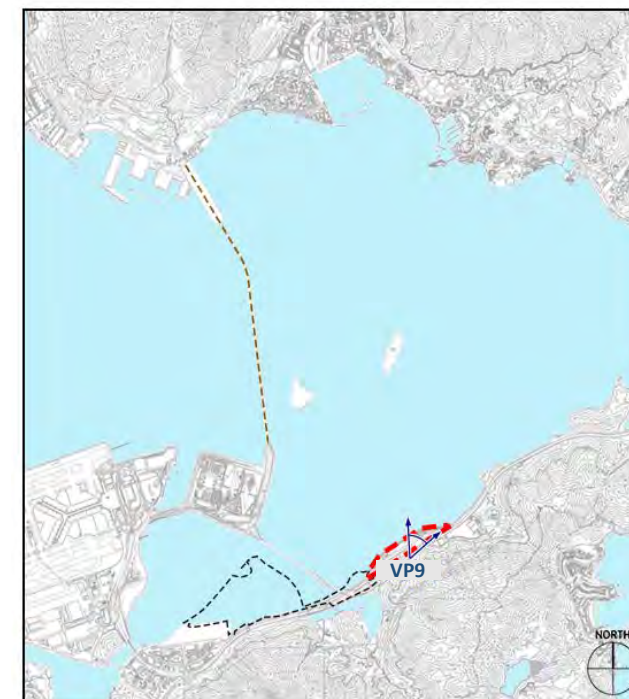
申請編號 Application No. : A / I-SHW / 1
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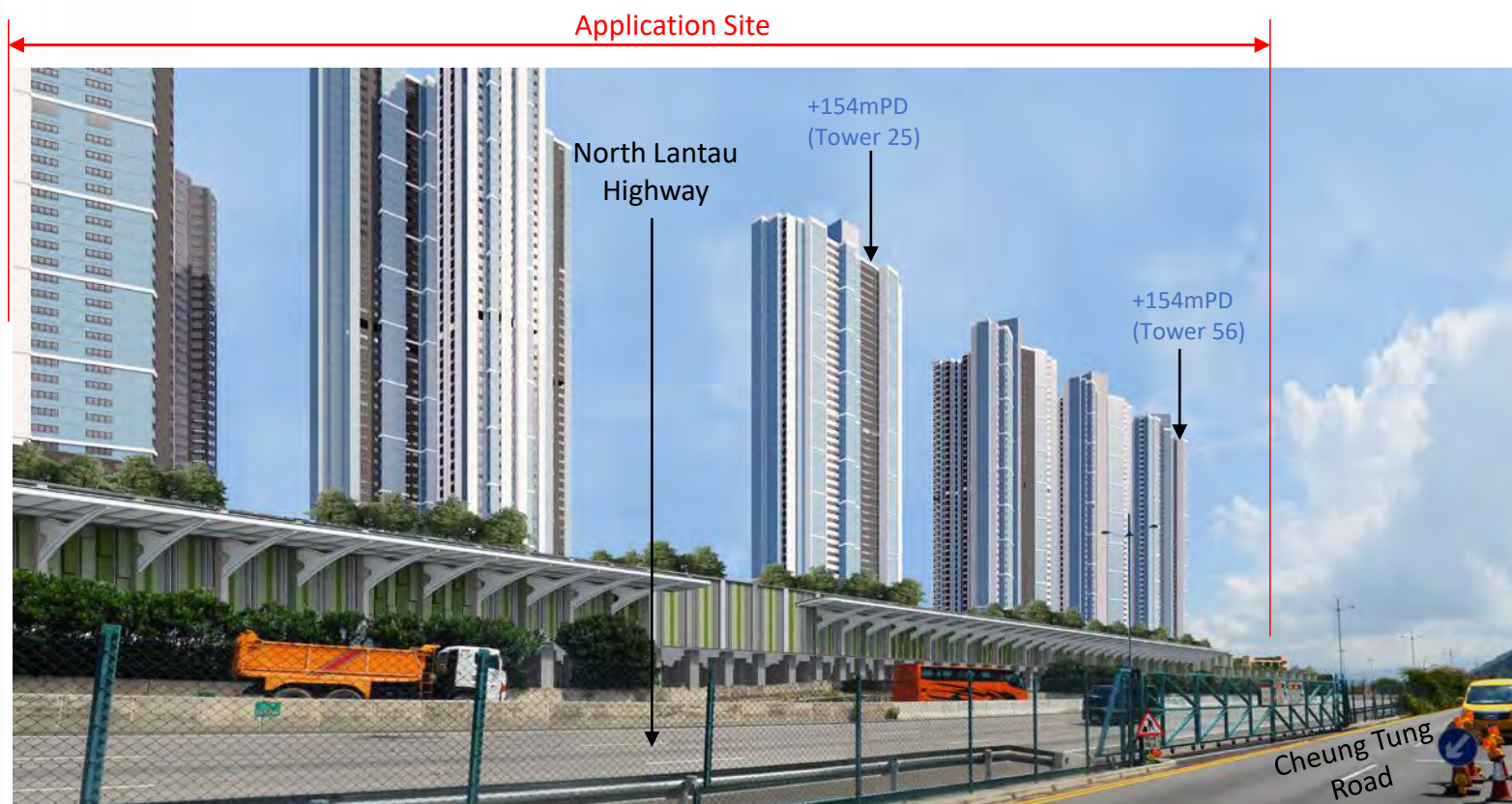
Note: Building Height is measured to the main roof.



VP9 with Rezoning Scheme



KEY PLAN



VP9 with Current Scheme

申請編號 Application No. : A / I-SHW / 1
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Note: Building Height is measured to the main roof.

申請編號 Application No. : A/I-SHW/1

與申請地點／處所有關的先前申請
Previous Applications Covering the Application Site/Premises

申請編號 Application No.	擬議用途／發展 Proposed Use/Development	城市規劃委員會的決定(日期) Decision of Town Planning Board (Date)
沒有 Nil		

有關資料是為方便市民大眾參考而提供。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。

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